

KTD PROPERTIES LLC A NC LIMITED LIABILTY COMPANY

326 LITTLE LAUREL CREEK RD
544168

NN: 26 - CHANGE OF OWNERSHIP
COUNTY TAX (100), OVRNGT RENT FEE (1)
20-OR-4999-A-ALARKA

Reval Year: 2021 Tax Year: 2027

Appraised By 05 on 02/25/2021 20800 ALARKA/DEEP GAP/UNA

PLAT: 00000/00000 UNIQ ID 12029

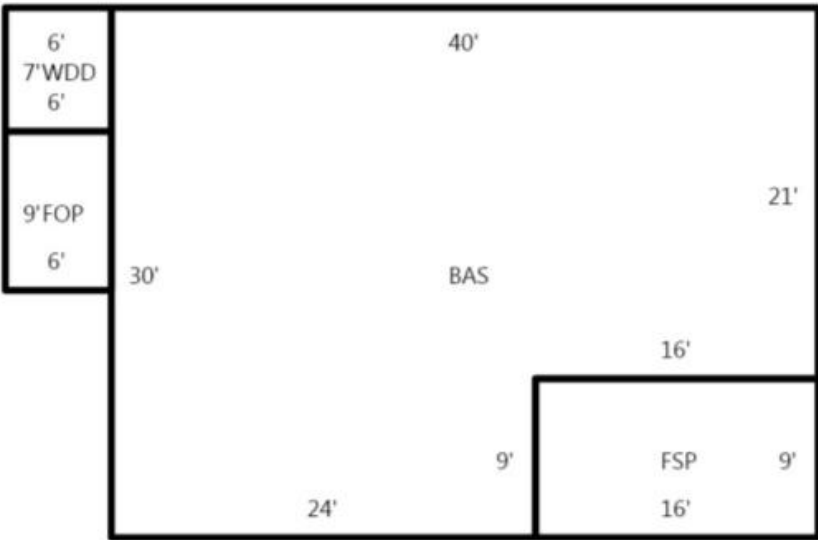
ID NO:

Parcel ID: 6680-00-67-0301-

SPLIT FROM ID

CARD NO. 1 of 1
18.0800 AC
TW-20 CI- FR-AL

SRC=
AT- LAST ACTION 20260109

CONSTRUCTION DETAIL		MARKET VALUE								DEPRECIATION		CORRELATION OF VALUE													
Foundation	3	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	NORM	0.24000	CREDENCE TO	MARKET												
Continuous/Footing	5.00	01R	01	1,141	119	108.29	123559	1997	1997	% GOOD	76.0	DEPR. BUILDING VALUE - CARD	93,910												
Sub Floor System	4	TYPE: SINGLE FAMILY RESIDENTIAL-RURAL								Single Family Residential		DEPR. OB/XF VALUE - CARD													
Plywood	8.00	STYLE: 1 - 1.0 Story										MARKET LAND VALUE - CARD	120,420												
Exterior Walls	17													TOTAL MARKET VALUE - CARD	214,330										
Cedar,Redwood or D-Log Siding	25.00													TOTAL APPRAISED VALUE - CARD	214,330										
Roofing Structure	03													TOTAL APPRAISED VALUE - PARCEL	214,330										
Gable	7.00													TOTAL PRESENT USE VALUE - LAND	0										
Roofing Cover	12													TOTAL VALUE DEFERRED - PARCEL	0										
Metal, Pre-Finish	14.00													TOTAL TAXABLE VALUE - PARCEL \$	214,330										
Interior Wall Construction	5													PRIOR APPRAISAL											
Drywall/Sheetrock	23.00													PERMIT											
Interior Floor Cover	12													BUILDING VALUE	93,910										
Hardwood	10.00													OBXF VALUE	0										
Heating Fuel	03													LAND VALUE	120,420										
Gas	2.00													PRESENT USE VALUE	0										
Heating Type	10													DEFERRED VALUE	0										
Heat Pump	4.00													TOTAL VALUE	214,330										
Air Conditioning Type	01													SALES DATA											
None	0.00													OFF. RECORD											
Bedrooms/Bathrooms/Half-Bathrooms	3/1/0													BOOK											
Bedrooms														PAGE											
BAS - 3 FUS - 0 LL - 0														DATE											
Bathrooms														MO											
BAS - 1 FUS - 0 LL - 0														YR											
Half-Bathrooms														DEED											
BAS - 0 FUS - 0 LL - 0														TYPE											
Office														Q/U											
BAS - 0 FUS - 0 LL - 0	0													V/I											
TOTAL POINT VALUE	106.000													INDICATE											
BUILDING ADJUSTMENTS														SALES PRICE											
Quality	3													AVERAGE	1.00										
Shape/Design	3													Slight Irregular	1.05										
Size	Size													Size	1.07										
TOTAL ADJUSTMENT FACTOR	1.120																								
TOTAL QUALITY INDEX	119																								

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
TYPE	GS AREA	PCT	RPL CS																	
BAS	1,056	100	114354	TOTAL OB/XF VALUE																
FOP	54	035	2058																	
FSP	144	040	6281																	
WDD	42	020	866																	
SUBAREA TOTALS		1,296	123,559																	

BLDG DIMENSIONS|BAS=E40S21W16S9W24N30Area:1056;FSP=W16S9E16N9Area:144;WDD=E6N7W6S7Area:42;FOP=N9W6S9E6Area:54;TotalArea:1296

LAND INFORMATION

HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
SINGLE FAMILY RESIDENTIAL MOUNTAIN VIEW	0121		0	0	2.6000	4	0.9500	+00 -05 +00 +00 +00	RG	20,000.00	1.000	AC	2.470	49,400.00	49400	0	
WOODED ACREAGE	0160		0	0	1.0410	4	0.9500	+00 -05 +00 +00 +00	RG	4,200.00	17.080	AC	0.990	4,158.00	71019	0	

TOTAL MARKET LAND DATA	18.08				120419		
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TOTAL PRESENT USE DATA							
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6680-00-67-0301-

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