

PATRICK INVESTMENT CORPORATION

233 SUNSET POINT
540233

PLAT: 00000/00000 UNIQ ID 13094
ID NO:

Parcel ID: 6691-00-06-1050-

SPLIT FROM ID

Reval Year: 2021 Tax Year: 2027
Appraised By: 05 on 02/23/2021 21400 LONG CREEK PRESERVE

COUNTY TAX (100), OVRNGT RENT FEE (1)
20-OR-ALARKA LONG CRK PRESERVE LT 26

CARD NO. 1 of 1
4.8800 AC
TW-20 CI- FR-AL

SRC= Pictometry Review
AT- LAST ACTION 20210223

CONSTRUCTION DETAIL	
Foundation	3
Continuous/Footing	5.00
Sub Floor System	4
Plywood	8.00
Exterior Walls	17
Cedar,Redwood or D-Log Siding	25.00
Roofing Structure	06
Irregular/Cathedral	14.00
Roofing Cover	12
Metal, Pre-Finish	14.00
Interior Wall Construction	5
Drywall/Sheetrock	26.00
Interior Wall Construction	7
Wood/T&G	0.00
Interior Floor Cover	12
Hardwood	12.00
Interior Floor Cover	15
Hard Tile	0.00
Heating Fuel	04
Electric	2.00
Heating Type	10
Heat Pump	4.00
Air Conditioning Type	03
Central	5.00
Bedrooms/Bathrooms/Half-Bathrooms	3/2/1
Bedrooms	13.000
BAS - 3 FUS - 0 LL - 0	
Bathrooms	
BAS - 2 FUS - 0 LL - 0	
Half-Bathrooms	
BAS - 1 FUS - 0 LL - 0	
Office	
BAS - 0 FUS - 0 LL - 0	0
TOTAL POINT VALUE	128.000

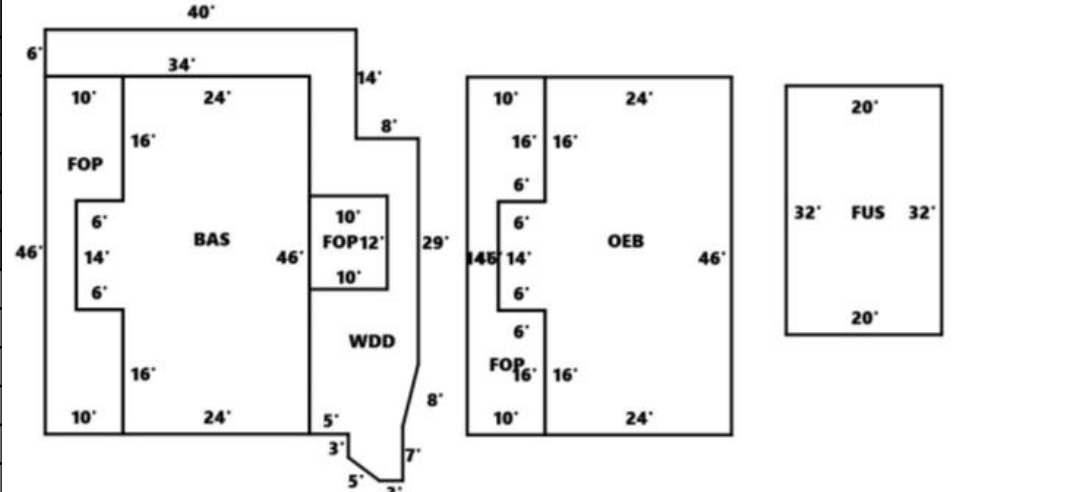
MARKET VALUE										DEPRECIATION	
USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB			NORM	0.11000
01R	01	2,867	146	132.86	386535	2010	2007	% GOOD			89.0

CORRELATION OF VALUE	
CREDENCE TO	MARKET

TYPE: SINGLE FAMILY RESIDENTIAL-RURAL
STYLE: 2 - 1.5 STORIES

Single Family Residential

DEPR. BUILDING VALUE - CARD	344,020
DEPR. OB/XF VALUE - CARD	4,550
MARKET LAND VALUE - CARD	75,000
TOTAL MARKET VALUE - CARD	423,570
TOTAL APPRAISED VALUE - CARD	423,570
TOTAL APPRAISED VALUE - PARCEL	423,570
TOTAL PRESENT USE VALUE - LAND	0
TOTAL VALUE DEFERRED - PARCEL	0
TOTAL TAXABLE VALUE - PARCEL \$	423,570



PRIOR APPRAISAL		PERMIT	
BUILDING VALUE	344,020	CODE	DATE NO.
OBXF VALUE	4,550		
LAND VALUE	75,000		
PRESENT USE VALUE	0		
DEFERRED VALUE	0		
TOTAL VALUE	423,570		

ROUT: WTRSHD:

SALES DATA							
OFF. RECORD	DATE	DEED	INDICATE				
BOOK	PAGE	MO	YR	TYPE	Q/U	V/I	SALES PRICE
0485	0162	11	2020	WD	Q	I	425,000
0280	0406	10	2003		Q	V	65,000
0428	0761	3	2015	SWD	I	I	0
0423	0827	8	2014	STD	I	I	0

BUILDING ADJUSTMENTS			
Quality	5	GOOD/CU STOM	1.25
Shape/Design	3	Slight Irregular	1.05
Size	Size	Size	0.87
TOTAL ADJUSTMENT FACTOR	1.140		
TOTAL QUALITY INDEX	146		

TYPE	GS AREA	PCT	RPL CS	CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
BAS	1,188	100	157838	19	C	SPA/TUB		0	0	1	6,500.00	0.00		0.00	2015	2015	S5		70	4550
FOP	872	035	40522	TOTAL OB/XF VALUE																
FUS	640	090	76527																	
OEB	1,188	055	86758																	
WDD	726	020	19265																	

FIREPLACE	8 - PREFAB W/STONE	5,625
SUBAREA TOTALS	4,614	386,535

BLDG DIMENSIONS BAS=E24S46W24N16W6N14E6N16Area:1188;WDD=N29W8N14W40S6E34S46E5S3SE@36.87-5E3N7NE@75.96-8.25Area:726;FOP=W10N46E10S16W6S14E6S16Area:376;FOP=E10N12W10S12Area:120;OEB=E24S46W24N16W6N14E6N16Area:1188;FOP=W10N46E10S16W6S14E6S16Area:376;FUS=W20S32E20N32Area:640;Total Area:4614

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 ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
SINGLE FAMILY RESIDENTIAL MOUNTAIN VIEW	0121		0	0	1.0000	0	1.5000		RG	50,000.00	1.000	LT	1.500	75,000.00	75000	0	

TOTAL MARKET LAND DATA															75000		
TOTAL PRESENT USE DATA																	