

**CARDINAL BLUFF LLC**

TREEHOUSE RD  
537877

PLAT: 00004/04120 UNIQ ID 40156  
ID NO:

**Parcel ID: 6692-00-85-2052-**

SPLIT FROM ID 13354

Reval Year: 2021 Tax Year: 2027  
Appraised By 09 on 08/04/2023 21800 CONLEY CREEK

COUNTY TAX (100)

20-OR-CONLEYS CREEK COPPERMINE RDG LT 5

CARD NO. 1 of 1  
6.8500 AC  
TW-20 CI- FR-TK

SRC= Owner

AT- LAST ACTION 20230824

CONSTRUCTION DETAIL		MARKET VALUE							DEPRECIATION			CORRELATION OF VALUE									
TOTAL POINT VALUE	0	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB		NORM	CREDENCE TO MARKET									
BUILDING ADJUSTMENTS		97V	00								% GOOD										
TOTAL ADJUSTMENT FACTOR	0	VACANT LAND																			
TOTAL QUALITY INDEX	0	STYLE:																			
												DEPR. BUILDING VALUE - CARD				0					
												DEPR. OB/XF VALUE - CARD									
												MARKET LAND VALUE - CARD				41,680					
												TOTAL MARKET VALUE - CARD				41,680					
												TOTAL APPRAISED VALUE - CARD				41,680					
												TOTAL APPRAISED VALUE - PARCEL				41,680					
												TOTAL PRESENT USE VALUE - LAND				0					
												TOTAL VALUE DEFERRED - PARCEL				0					
												TOTAL TAXABLE VALUE - PARCEL \$				41,680					
												PRIOR APPRAISAL		PERMIT							
												BUILDING VALUE	0	CODE	DATE	NO.					
												OBXF VALUE	0								
												LAND VALUE	0								
												PRESENT USE VALUE	0								
												DEFERRED VALUE	0	ROUT: WTRSHD:							
												TOTAL VALUE	0								
												SALES DATA									
OFF. RECORD		DATE		DEED				INDICATE													
BOOK	PAGE	MO	YR	TYPE	O/U	V/I	SALES PRICE														
0004	4120	8	2023	PL	X	V	0														
												HEATED AREA									
												NOTES									

SUBAREA			CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
SUBAREA TOTALS			0	TOTAL OB/XF VALUE																

BLDG DIMENSIONS

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			
WOODED ACREAGE	0160		0	0	1.2320	4	0.9500	+00	-05	+00	+00	+00	RG	5,200.00	6.850	AC	1.170	6,084.00	41675			
TOTAL MARKET LAND DATA												6.85					41675					
TOTAL PRESENT USE DATA																						

6692-00-85-2052-

5/18/2026 3:39:20 AM.