

2533 COOPERS CREEK RD
537275

PLAT: 00004/03179 UNIQ ID 14305
ID NO:

SPLIT FROM ID

CARD NO. 1 of 1
1.9800 AC
TW-30 CI- FR-T

SRC= Owner
AT- LAST ACTION 20240319

CONSTRUCTION DETAIL				MARKET VALUE						DEPRECIATION				CORRELATION OF VALUE																			
Foundation	4	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	NORM		0.14000		CREDENCE TO				MARKET															
Spread Footing	6.00	01	01	3,544	122	111.02	398954	2007	1997	% GOOD		86.0																					
Sub Floor System	2	TYPE: SINGLE FAMILY RESIDENTIAL STYLE: 5 - RANCH W/BASEMENT										Single Family Residential				DEPR. BUILDING VALUE - CARD				343,100													
Slab on Grade-Residential/Commercial	5.00											DEPR. OB/XF VALUE - CARD																					
Exterior Walls	17															MARKET LAND VALUE - CARD				40,150													
Cedar,Redwood or D-Log Siding	21.00											TOTAL MARKET VALUE - CARD																					
Exterior Walls	12															TOTAL APPRAISED VALUE - CARD				383,250													
Stucco on Concrete Block	0.00											TOTAL APPRAISED VALUE - PARCEL																					
Roofing Structure	06															TOTAL PRESENT USE VALUE - LAND				0													
Irregular/Cathedral	14.00											TOTAL VALUE DEFERRED - PARCEL																					
Roofing Cover	12															TOTAL TAXABLE VALUE - PARCEL \$				383,250													
Metal, Pre-Finish	14.00											PRIOR APPRAISAL																					
Interior Wall Construction	5															PERMIT																	
Drywall/Sheetrock	26.00											BUILDING VALUE																					
Interior Wall Construction	7															CODE				DATE		NO.											
Wood/T&G	0.00											OBXF VALUE																					
Interior Floor Cover	12															LAND VALUE				40,150													
Hardwood	10.00											PRESENT USE VALUE																					
Heating Fuel	04															DEFERRED VALUE				0													
Electric	2.00											TOTAL VALUE																					
Heating Type	10															ROUT: WTRSHD:																	
Heat Pump	4.00											SALES DATA																					
Air Conditioning Type	03															OFF. RECORD				DATE		DEED		Q/U		V/I		INDICATE					
Central	5.00											BOOK				PAGE		MO		YR		TYPE		Q/U		V/I		SALES PRICE					
Bedrooms/Bathrooms/Half-Bathrooms	3/3/1															0437				0246		3		2016		WD		Q		I		240,000	
Bedrooms												BAS - 3 FUS - 0 LL - 0																					
Bathrooms		BAS - 3 FUS - 0 LL - 0																															
Half-Bathrooms		BAS - 1 FUS - 0 LL - 0																															
Office		BAS - 0 FUS - 0 LL - 0																															
TOTAL POINT VALUE	122.000															HEATED AREA 3,050																	
BUILDING ADJUSTMENTS												NOTES																					
Quality	4																																
Shape/Design	3											APB																					
Size	Size																																
TOTAL ADJUSTMENT FACTOR	1.000											BFG																					
TOTAL QUALITY INDEX	122																																
SUBAREA																																	
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													
APB	640	075	53290	TOTAL OB/XF VALUE																													
BAS	2,250	100	249795																														
BFG	840	035	32640																														
FOP	1,077	035	41854																														
LFT	160	070	12434																														
PTO*	224	005	1221																														
WDD	100	020	2220																														
FIREPLACE	4 - 2 Sty Sng/1 Sty Dbl	5,500																															
SUBAREA TOTALS	5,291	398,954																															

LDG DIMENSIONS		BAS=E6S11W6W32N42E32S31Area:1410;PTO=Area:224;WDD=S10E10N10W10Area:100;FOP=N6W28S20E11N14E17Area:322;FOP=E10S28E30S8W35N7W37N8E38N11W6N10Area:755;APB=W32S20E32N20Area:640;BFG=E30N28W30S28Area:840;LFT=S10E16N10W16Area:160;BAS=E30N28W30S28Area:840;TotalArea:5291																
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	0100		0	0	2.6000	4	0.9500	+00 -05 +00 +00 +00	RG	12,000.00	1.000	AC	2.470	29,640.00	29640	0		
WOODED ACREAGE	0160		0	0	1.8180	4	0.9500	+00 -05 +00 +00 +00	RG	6,200.00	0.980	AC	1.730	10,726.00	10511	0		
TOTAL MARKET LAND DATA											1.98				40151			
TOTAL PRESENT USE DATA																		
6695-00-78-2703-																8/30/2026 3:57:28 AM.		