

+OWNERSHIP 1003033 2024 1/04/2024
 KIMBROUGH KARL
 KIMBROUGH DENISE
 4290 COLIE RD
 LAGRANGE NC 28551
 DEED: 1809 59

PROPERTY DESCRIPTION
 PT OF LOT 1C
 S/F 4039
 4290 COLIE RD

TAX SUBDIVISIONS
 INSTITUTE
 COUNTY/NORTH LENIOR FIRE

MAP NUMBER CARD NO
 358700383088 1
 RECORD NUMBER: 100339
 ROUTE 77000
 LISTER: LNLEGLISH 5012023
 REVIEW:

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+-----24-----+10+---12--+
:                8      8      8
2                +D-10+    +
2                1        1
:                4        4
:                C        :
+-----24-----+1    +1
:                :
:                :
:                :
2                2
8                8
:                :
:                :
A                :
+-----+---25+-----+
B                :
7                7
+--11--+
  
```

TOPO STREET UTILITY ZONING 1.900 ACRES NBHD
 0067

NOTES:01 1&90/100AC & HOUSE FROM
 01 RN4039 FOR 2018

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	13IBS-PAVED	1.00AC	16000	1.00	1.00	1.00	16000
2	40HRESIDUAL (CLE	.90AC	4000	1.00	1.00	1.00	3600

LAND VALUE: 19600

#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%	-COND%=	OFB-VALU
2	30CBARN	1* 1	10.00			1	1.00	.01	500
3	17CFRM-BLDG	1* 1	15.00			1	1.00	.01	500
4	21CBLDGS-NV	1* 1				1	1.00	.01	

OTHER VALUE: 1000

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
CONC-BLK	VINYL	SPACEHTR	COMP SHNG	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	1.00LFUF

RES - IMP D AYB 1901 EYB 1987
 DIMENSIONS: A-DU28DR1DU14DR10DU8DR12DD8DR1DD14DR1DD28DL25 B-MR7DD7DR11DU7DL11 C-MR7ML7MU28MR1DU22DL24DD22DR
 24 D-MU28MR1MU14DR10DU8DL10DD8

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT% =	ADJRATE*	AREA*	*STY =	COST	OG%	OG RCN	-DEPR% -CND% =	FMV
A	01 SINGLE F	1118	1.00	79.84	.8906		71.105	1118	1.00	79495				
	0106 SPACEHTR							1118						
	0102 VINYL							1118						
	2.00 FULL BTH			3000.00			3000.000			6000				
B	81 PORCH	77	1.00	31.91	.7271		23.201	77	1.00	1786				
C	79 CARPORT-	528	1.00	17.50	1.0000		17.500	528	1.00	9240				
D	81 PORCH	80	1.00	31.91	.7271		23.201	80	1.00	1856				
				HSF:	1118.00	%COMP: 100		RPCN:	98377	.86	84604	- .30-	=	59223
STRUCTURE VALUE:										75.67	OGRCN/HSF	52.97	FMV/HSF	59223

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE	79823
LAND	19600	19600	100%	WD		10315LV/AC	
OTHERFEAT	1000	1000	100%	08082017			
STRUCTURE	59223	59223	100%	1809- 59		TV/HSF	
TOTAL	79823	79823	100%	103000	0077%	SP/HSF	
APPRAISED-VALUE:							79823