

+OWNERSHIP 1004734  
 OFFSPRING FARMS LLC

2024 1/04/2024

PROPERTY DESCRIPTION  
 TRACT 1  
 S/F 25447

TAX SUBDIVISIONS  
 WOODINGTON  
 COUNTY ONLY

MAP NUMBER CARD NO  
 452000319765 1  
 RECORD NUMBER: 100457  
 ROUTE 18000  
 LISTER: LNLEGLISH 5012023  
 REVIEW:

239 JONESTOWN RD  
 PINK HILL NC 28572  
 DEED: 1822 10

VINE SWAMP RD

#	LAND CLASS	SIZE	BASERATE*	FRNT*	DEPTH*	ADJ	*	UNITS	=LND-VALUE	USE-CLASS	ACREAGE*	RATE	= USE-VALUE	
1	17GCLEAR-AP	36.03AC	3000	1.02	1.00	1.00		3060	36.03	110251	C CLEAR	36.03	750.00	27022
2	26CWOODLAND-AVER	2.35AC	700	1.33	1.00	1.00		931	2.35	2187	W WOODED	2.35	200.00	470
TOTALS											112438			27492

LAND VALUE: 112438  
 LAND USE VALUE: 27492  
 DEFERRED VALUE: 84946

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TOPO STREET UTILITY ZONING 38.380 ACRES NBHD 0001

NOTES:01 38.38AC/HOG HSES FR25447  
 01 FOR 2019

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%		=LND-VALUE
1	17GCLEAR-AP	36.03AC	3000	1.02	1.00	1.00	3060	110251
2	26CWOODLAND-AVER	2.35AC	700	1.33	1.00	1.00	931	2187

LAND VALUE: 112438

#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%	-COND%*	OFB-VALU
1	76BFINISHNG	150* 40	13.00			6000	1.12	.42	50895
2	76BFINISHNG	150* 40	13.00			6000	1.12	.42	50895
3	76BFINISHNG	150* 40	13.00			6000	1.12	.42	50895
4	76BFINISHNG	150* 40	13.00			6000	1.12	.42	50895
5	76BFINISHNG	150* 40	13.00			6000	1.12	.42	50895
6	20CSTRGSHLT	1* 1	12.50			1	1.00	.01	10000
7	83 OFFICE	*	40.00			1			6500

OTHER VALUE: 270975

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:
				STHT 'WALL BDRM	

AGR - IMP AYB EYB  
 DIMENSIONS:

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
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VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	112438	112438	100%			383413
OTHERFEAT	270975	270975	100%	00000000		
STRUCTURE				-		
TOTAL	383413	383413	100%		0000%	

APPRaised-VALUE: 383413