

+OWNERSHIP 1011208 2024 1/04/2024
 ANDERSON JAMES LARRY JR
 ANDERSON REBECCA LYNN
 3987 SETH WEST RD
 DOVER NC 28526
 DEED: 1180 433

PROPERTY DESCRIPTION
 SR 1807
 S/F 21596
 3975 SETH WEST RD

TAX SUBDIVISIONS
 SAND HILL
 COUNTY/SAND HILL FIRE

MAP NUMBER 456500568238
 RECORD NUMBER: 100830
 ROUTE 6000
 LISTER: LNLHOLLO 8042023
 REVIEW:

```

+---14---+---16---+
1         1         1
2         2         2
D         :         C
+-----+-----+---76---+
:
:
:
:
3
1
:
:
:
A
+-----+-----+---76---+
B         :
8         8
+---16---+
  
```

TOPO STREET UTILITY ZONING 3.170 ACRES NBHD 0026

NOTES:

#	LAND CLASS	SIZE	*RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	13GBS-PAVED	1.00AC	14000	1.00	1.00	1.00	14000
2	40HRESIDUAL (CLE	2.17AC	4000	1.66	1.00	1.00	14408

LAND VALUE: 28408

#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%-COND%=OFB-VALU
2	77CMETALGAR	24* 40	10.00			960	1.00 9600
3	24CSHELTER	10* 40	8.00			400	1.00 3200
4	24CSHELTER	10* 40	8.00			400	1.00 3200
5	24CSHELTER	8* 24	8.00			192	1.00 1536

OTHER VALUE: 17536

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

RES - IMP C AYB 2020 EYB 2020
 DIMENSIONS: A-DU31DR76DD31DL76 B-MR45DD8DR16DU8DL16 C-MR76MU31ML30DU12DL16DD12DR16 D-MU31MR16DU12DR14DD12DL14

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT% =	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	2356	1.00	79.84	.7987		63.768	2356		150237				
	0110 HEATPUMP			2.00			2.000	2356		4712				
	0102 VINYL							2356						
	2.00 FULL BTH			3000.00			3000.000			6000				
	356.00 DBLPITCH													
B	81 PORCH	128		31.91	.6921		22.084	128		2826				
C	81 PORCH	192		31.91	.6658		21.245	192		4079				
D	84 WOOD DEC	168		23.27	.4957		11.534	168		1937				
			HSF:	2356.00			%COMP: 100			RPCN: 169791	1.00	169791	- - =	169791
							STRUCTURE VALUE:			72.06	OGRCN/HSF	72.06	FMV/HSF	169791

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	28408	28408	100%	WD		8961LV/AC
OTHERFEAT	17536		%	04032020		
STRUCTURE	169791	169791	100%	1180-433		TV/HSF
TOTAL	215735	198199	108%	15000	1438%	SP/HSF

APPRAISED-VALUE: 215735