

+OWNERSHIP 1014212
 VERMEULEN DEREK
 VERMEULEN CASEY
 5429 HWY 903 N
 LAGRANGE NC 28551
 DEED: 1930 285

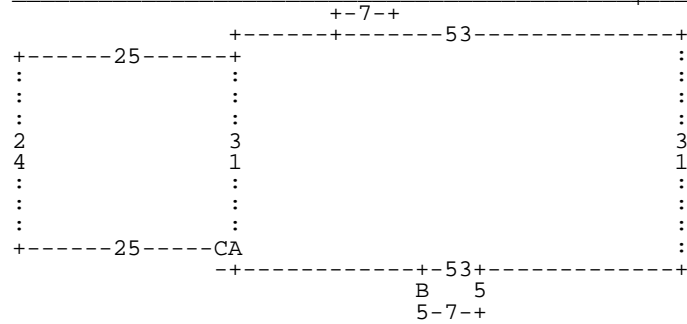
2024 1/04/2024

PROPERTY DESCRIPTION
 5429 HWY 903 NORTH
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 5429 HWY 903 NORTH

TAX SUBDIVISIONS
 MOSELEY HALL
 COUNTY/MOSELEY HALL FIRE

MAP NUMBER
 356800311409
 RECORD NUMBER: 15547
 ROUTE 34000
 LISTER: LNLEGLISH 5012023
 REVIEW:

CARD NO
 1



| TOPO | STREET | UTILITY | ZONING | 1.960 ACRES | NBHD |
|------|--------|---------|--------|-------------|------|
| | | | | | 0063 |

NOTES: 01 ACRES ADJ. PER NEW
 01 SURVEY PB 14/285

| # | LAND CLASS | SIZE | *RATE | *SIZ%* | DPT%* | ADJ% | 15000 | 4000 | =LND-VALUE |
|---|------------------|--------|-------|--------|-------|------|-------|------|------------|
| 1 | 13HBS-PAVED | 1.00AC | 15000 | 1.00 | 1.00 | 1.00 | 15000 | | 15000 |
| 2 | 40HRESIDUAL (CLE | .96AC | 4000 | 1.00 | 1.00 | 1.00 | 4000 | | 3840 |

LAND VALUE: 18840

| # | OTHER FEAT | SIZE | BASERATE* | SIZ%* | ADJRATE* | UNITS | *OGR%* | COND%* | OFB-VALU |
|----|------------|------|-----------|-------|----------|-------|--------|--------|----------|
| 60 | 79CCB-BLDG | 1* | 20.00 | 1 | | 1 | 1.00 | .01 | 1000 |
| | | * | | | | | | | |
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| | | * | | | | | | | |
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| | | * | | | | | | | |
| | | * | | | | | | | |

OTHER VALUE: 1000

| FNDATION | XTRFNISH | HEAT&AIR | ROOFMTRL | SIZE/OTY | DPRT:DEPR - RESIDENTIAL - STD |
|----------|----------|----------|----------|----------|-------------------------------|
| BRICK | BRICK | FWA/CAC | COMPSHNG | 1.00STHT | |
| CONIWALL | | | | 'WALL | |
| | | | | 3 BDRM | 1.00LFUF |

RES - IMP C AYB 1959 EYB 1982

DIMENSIONS: A-DU31DR53DD31DL53 B-MR22DD5DR7DU5DL7 C-MR22ML22MU4DL25DU24DR25DD24 D-MU4MU27MR12DU5DR7DD5DL7

| # | STRUCTURE | SKTCH-SF* | STHT | BASERATE | *SIZE% | *WLHT%* | ADJRATE* | AREA* | *STY= | COST | OG% | OG RCN | -DEPR%* | -CND%* | FMV |
|---|---------------|-----------|------|----------|--------|---------|------------------|-------|-------|-----------|------|--------|---------|--------|-------|
| A | 01 SINGLE F | 1643 | 1.00 | 79.84 | .8350 | | 66.666 | 1643 | 1.00 | 109532 | | | | | |
| | 0112 FWA/CAC | | | 2.00 | | | | 1643 | | 3286 | | | | | |
| | 0103 BRICK | | | 3.00 | | | 3.000 | 1643 | | 4929 | | | | | |
| | 2.00 FULL BTH | | | 3000.00 | | | 3000.000 | | | 6000 | | | | | |
| | 1.00 FP | | | 3000.00 | | | 3000.000 | | | 3000 | | | | | |
| | 1.00 HALF BTH | | | 1800.00 | | | 1800.000 | | | 1800 | | | | | |
| B | 83 STOOP | 35 | 1.00 | 14.32 | .7695 | | 11.019 | 35 | 1.00 | 385 | | | | | |
| C | 76 GAR FINB | 600 | 1.00 | 33.17 | .7030 | | 23.318 | 600 | 1.00 | 13990 | | | | | |
| D | 83 STOOP | 35 | 1.00 | 14.32 | .7695 | | 11.019 | 35 | 1.00 | 385 | | | | | |
| | | | HSF: | 1643 | .00 | | %COMP: 100 | | RPCN: | 143307 | 1.00 | 143307 | -.35- | = | 83835 |
| | | | MKT | 90.00 | | | STRUCTURE VALUE: | | 87.22 | OGRCN/HSF | | 51.02 | FMV/HSF | | 83835 |

| VALUATION | VALUE | PREV-VAL. | P-N% | SALE | S-N% | TOTAL VALUE |
|-----------|--------|-----------|------|----------|-------|-------------|
| LAND | 18840 | 18840 | 100% | WD | | 9612LV/AC |
| OTHERFEAT | 1000 | 1000 | 100% | 09232021 | | |
| STRUCTURE | 83835 | 83835 | 100% | 1930-285 | | TV/HSF |
| TOTAL | 103675 | 103675 | 100% | 160000 | 0064% | SP/HSF |

APPRAISED-VALUE: 103675