

+OWNERSHIP 1015208
MADLYD HOLDINGS LLC

2024 1/04/2024

PROPERTY DESCRIPTION
103 BEST ST
103 BEST ST

TAX SUBDIVISIONS
MOSELEY HALL
COUNTY/TOWN OF LAGRANGE

MAP NUMBER
355716943044
RECORD NUMBER: 16172
ROUTE 16024000
LISTER: LNLEGLISH 5012023
REVIEW:

3405 SPARTINA CT
RALEIGH NC 27606
DEED: 1935 266

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+---14---+
:         1
:         2
B-6-+    :
+-----60-----+---6-2-----E+
:         :
:         2
:         2
3         :
4         :
:         :
+---7-2   :
:         :
C +-----+---31-----+
:         :
+---7-+   D :
:         :
A         1 :
:         4 :
+-----22-----+
:         6 :
:         6 :
+-----22-----+

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TOPO STREET UTILITY ZONING .470 ACRES NBHD
R18 0062

#	LAND CLASS	SIZE	*RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	2A LOT	1.00LT	12000		1.00	1.00	12000

LAND VALUE: 12000

#	OTHER FEAT	SIZE	BASERATE	*SIZ%	ADJRATE*	UNITS	*OGR%	-COND%	=OFB-VALU
		*							
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE:

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

RES - IMP C+10 AYB 1983 EYB 1998
DIMENSIONS: A-DU34DR60DD22DL31DU2DL7DD14DL22 B-MR40MU34DU2DR6DD2DL6 C-MU34MR40ML18MD25DU5DR7DD5DL7 D-MU9MR22MR
16MU3DD16DR22DU16DL22 E-MU12MR38MR22MU22DL14DU12DR14DD12

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%	-CND% =	FMV
A	01 SINGLE F	1570	1.00	79.84	.8394		67.017	1570	1.00	105216					
	0110 HEATPUMP			2.00			2.000	1570		3140					
	0103 BRICK			3.00			3.000	1570		4710					
	2.00 FULL BTH			3000.00			3000.000			6000					
	1.00 FP			3000.00			3000.000			3000					
B	01 SINGLE F	12	1.00	79.84	.8394		67.017	12	1.00	804					
	0110 HEATPUMP			2.00			2.000	12		24					
	0103 BRICK			3.00			3.000	12		36					
C	83 STOOP	35	1.00	14.32	.7695		11.019	35	1.00	385					
D	76 GAR FINB	352	1.00	33.17	.7983		26.479	352	1.00	9320					
E	88 CONCRETE	168	1.00	4.25	.9796		4.163	168	1.00	699					
			HSF:	1582.00			%COMP: 100		RPCN:	133334	1.10	146667	- .19-	=	74844
			MKT	63.00			STRUCTURE VALUE:	92.70	QGRCN/HSF			47.30	FMV/HSF		74844

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	12000	12000	100%	WD		25531LV/AC
OTHERFEAT				11042021		
STRUCTURE	74844	74844	100%	1935-266		TV/HSF
TOTAL	86844	86844	100%	47000	0184%	SP/HSF

APPRAISED-VALUE: 86844