

+OWNERSHIP 1009664 2024 1/04/2024
 MCARTHUR MICHAEL ETALS

PROPERTY DESCRIPTION
 615 N CASWELL ST
 KINGS AUTO REPAIR

TAX SUBDIVISIONS
 MOSELEY HALL
 COUNTY/TOWN OF LAGRANGE

MAP NUMBER 356718227031
 RECORD NUMBER: 16446
 ROUTE 18022000
 LISTER: LNLEGLISH 5012023
 CARD NO 1
 REVIEW:

2485 ALBERT SUGG RD
 LAGRANGE NC 28551
 DEED: 1862 155

615 N CASWELL ST

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+-----40-----+
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1 1
2 2
:
:
+B-----40-----+
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:
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:
:
3 3
0 0
:
:
:
:
A
+-----40-----+
  
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TOPO	STREET	UTILITY	ZONING	1.600 ACRES	NBHD
					0997

NOTES:

#	LAND CLASS	SIZE	*RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	13HBS-PAVED	1.60AC	15000	1.00	1.00	1.00	24000

LAND VALUE: 24000

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	50CCL-FENCE	1* 1	10.12			1	1.00	.01	3284
61	21CBLDGS-NV	1* 1				1	1.00	.01	

OTHER VALUE: 3284

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - INDUSTRIAL/WHS
CONCRETE	CONCBLCK	SPACEHTR	COMP SHNG	1.00STHT	
SLAB	WOOD	NONE		11'WALL	
				BDRM	

COMM - IMP C-5 AYB 1980 EYB 1985
 DIMENSIONS: A-DU30DR40DD30DL40 B-MU30DR40DU12DL40DD12

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	CND%*	FMV
A	42 SERV GAR	1200	1.00	48.25	.8586	1.02	42.255	1200	1.00	50706					
	4306 SPACEHTR			1.60			1.600	1200		1920					
	4309 CONCBLCK							1200							
B	43 SHOP/STO	480	1.00	30.00	.7499	1.00	22.497	480	1.00	10798					
	4301 NONE							480							
	4301 WOOD							480							
			HSF:	1680.00		%COMP: 100		RPCN:		63424	.95	60252	-.54-	=	22172
			MKT	80.00		STRUCTURE VALUE:				35.86	OGRCN/HSF		13.19	FMV/HSF	22172

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CARD NO
 2

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+-----26-----+
1             1
2             2
C             :
+-----60-----+
:             :
:             :
2             :
0             :
:             :
A             4
+-----20-----+-----10-----+
B             :
:             :
1             1
9             9
:             :
+-----10-----+
+-----30-----+
  
```

TOPO STREET UTILITY ZONING 1.600 ACRES NBHD 0997

NOTES:

LAND CLASS SIZE * RATE *SIZ%*DPT%*ADJ% =LND-VALUE

LAND VALUE: 24000

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

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OTHER VALUE: 3284

FNDATION XTRFNISH HEAT&AIR ROOFMTRL SIZE/QTY DPRT:DEPR - COMMERCIAL
 CONCRETE VINYL SPACEHTR COMPSHNG 1.00STHT
 SLAB CONCBLCK SPACEHTR 10'WALL
 FRAME BDRM

COMM - IMP D AYB 1969 EYB 1989

DIMENSIONS: A-DU20DR60DD40DL30DU1DL10DU19DL20 B-MR20DD19DR10DU19DL10 C-MR20ML20MU20MR32DU12DR26DD12DL26

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	23 RETAIL S	1990	1.00	78.50	.8388	.96	63.211	1990	1.00	125789				
	2306 SPACEHTR			4.75-			4.750-	1990		9452-				
	2302 VINYL			2.33-			2.330-	1990		4636-				
	2309 CONCBLCK							1990						
B	23 RETAIL S	190	1.00	78.50	.8388	.96	63.211	190	1.00	12010				
	2306 SPACEHTR			4.75-			4.750-	190		902-				
	2301 FRAME			2.33-			2.330-	190		442-				
C	86 SHELTER-	312	1.00	7.50	1.0000		7.500	312	1.00	2340				
	HSF:			2180.00		%COMP: 100		RPCN:		124704 .86		107245 - .49-	=	43756
	MKT			80.00		STRUCTURE VALUE:		49.19	QGRCN/HSF			20.07	FMV/HSF	43756

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	24000	24000	100%	WD		15000LV/AC
OTHERFEAT	3284	3284	100%	08012019		
STRUCTURE	65928	65928	100%	1862-155		TV/HSF
TOTAL	93212	93212	100%	30000	0310%	SP/HSF

APPRAISED-VALUE: 93212