

+OWNERSHIP 1008088 2024 1/04/2024
 RIVER BEND FARMS LLC

PROPERTY DESCRIPTION
 SR 1308 OFF TRACT 1
 SUTTON SHORTCUT RD

TAX SUBDIVISIONS
 MOSELEY HALL
 COUNTY/MOSELEY HALL FIRE

MAP NUMBER CARD NO
 357400342333 1
 RECORD NUMBER: 16974
 ROUTE 71000
 LISTER: LNLEGLISH 12042023
 REVIEW:

2071 SUTTON HOOTEN LANE
 LAGRANGE NC 28551
 DEED: 1847 355

SUTTON SHORTCUT RD

#	LAND CLASS	SIZE	BASERATE*	FRNT*	DEPTH*	ADJ	*	UNITS	=LND-VALUE	USE-CLASS	ACREAGE*	RATE	= USE-VALUE
1	14HBS-DIRT	1.00AC	12750	1.00	1.00	1.00		1.00	12750	C CLEAR	1.00	750.00	750
2	40HRESIDUAL (CLE	2.72AC	4000	1.00	1.00	.85		2.72	9248	C CLEAR	2.72	750.00	2040
TOTALS									21998				2790
LAND VALUE:		21998											
LAND USE VALUE:		2790											
DEFERRED VALUE:		19208											

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TOPO	STREET	UTILITY	ZONING	3.720 ACRES	NBHD
	PRIVATE				0038

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	14HBS-DIRT	1.00AC	12750	1.00	1.00	1.00	12750
2	40HRESIDUAL (CLE	2.72AC	4000	1.00	1.00	.85	3400
LAND VALUE:							21998

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

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

RES - VAC 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	21998	21998	100%	WD		21998
OTHERFEAT				01152019		
STRUCTURE				1847-355		
TOTAL	21998	21998	100%	250000	0008%	21998

APPRaised-VALUE: 21998