

+OWNERSHIP 1009557
 DUNCAN DALE R II
 7750 HWY 70 W
 LAGRANGE NC 28551
 DEED: 1860 178

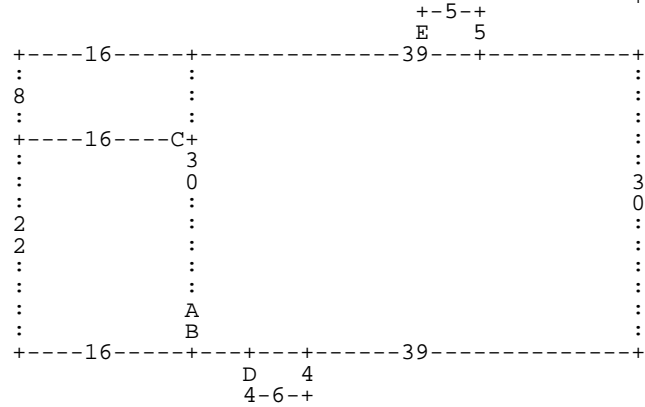
2024 1/04/2024

PROPERTY DESCRIPTION
 7750 HWY 70 WEST
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TAX SUBDIVISIONS
 MOSELEY HALL
 COUNTY/MOSELEY HALL FIRE

MAP NUMBER
 357600108615
 RECORD NUMBER: 17287
 ROUTE 85000
 LISTER: LNLGLISH 5012023
 REVIEW:

CARD NO
 1



TOPO	STREET	UTILITY	ZONING	.260 ACRES	NBHD
					0996

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	13HBS-PAVED	.26AC	15000	1.97	1.00	1.00	7683

LAND VALUE: 7683

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	21CBLDGS-NV	1*	1			1	1.00	.01	

OTHER VALUE:

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

RES - IMP D AYB 1958 EYB 1982
 DIMENSIONS: A-DU30DR39DD30DL39 B-DU22DL16DD22DR16 C-MU22DL16DU8DR16DD8 D-MU22MD22MR4DD4DR6DU4DL6 E-MR4ML4MU30MR
 19DU5DR5DD5DL5

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1170	1.00	79.84	.8834		70.530	1170	1.00	82520					
	0111 GAS-PACK			2.00			2.000	1170		2340					
	0103 BRICK			3.00			3.000	1170		3510					
	1.00 FULL BTH			3000.00			3000.000			3000					
	1.00 FP			3000.00			3000.000			3000					
B	79 CARPORT-	352	1.00	17.50	1.0000		17.500	352	1.00	6160					
C	78 UTILITYB	128	1.00	28.50	1.0000		28.500	128	1.00	3648					
D	83 STOOP	24	1.00	14.32	.7695		11.019	24	1.00	264					
E	83 STOOP	25	1.00	14.32	.7695		11.019	25	1.00	275					
			HSF:	1170.00		%COMP: 100		RPCN:		104717	.86	90056	-.35-	=	58537
			MKT	100.00		STRUCTURE VALUE:		76.97		OGRCN/HSF		50.03	FMV/HSF		58537

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	7683	7683	100%	WD		66220
OTHERFEAT				07052019		
STRUCTURE	58537	58537	100%	1860-178		
TOTAL	66220	66220	100%	60000	0110%	

APPRaised-VALUE: 66220