

+OWNERSHIP 1012792
VAN SON TAN

2024 1/04/2024

PROPERTY DESCRIPTION
SR 1581
HSE UNLIVABLE

TAX SUBDIVISIONS
VANCE
COUNTY/NORTH LENIOR FIRE

MAP NUMBER
451704740619
RECORD NUMBER: 23790
ROUTE 4174000
LISTER: LNLEGLISH 5012023
CARD NO
1

2642 LAFAYETTE RD
GRIFTON NC 28530
DEED: 1939 821

JOHN MEWBORNE RD

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+---7---+
5       5
C       :
+-----+34-----+
:
:
:
:
:
:
2       2
0       0
:
:
:
:
:
+-----12-----+
:
:
:
:
:
A       B
+---8---+-----12-----+-----14-----+

```

TOPO STREET UTILITY ZONING .480 ACRES NBHD 0071

NOTES:

#	LAND CLASS	SIZE	*RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	13IBS-PAVED	.48AC	16000	1.53	1.00	.50	12240 5875

LAND VALUE: 5875

#	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
CONC-BLK	WOOD	NONE	COMPSHNG	1.00STHT	
SLAB				'WALL	
				2 BDRM	

RES - IMP E AYB 1962 EYB 1918

DIMENSIONS: A-DU20DR34DD20DL14DU4DL12DD4DL8 B-MR8DU4DR12DD4DL12 C-MR8ML8MU20MR7DU5DR7DD5DL7

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	632	1.00	79.84	.9604		76.678	632	1.00	48460				
	0101 NONE			2.00-			2.000-	632		1264-				
	0101 WOOD							632						
	1.00 FULL BTH			3000.00			3000.000			3000				
B	81 PORCH	48	1.00	31.91	.8101		25.850	48	1.00	1240				
C	83 STOOP	35	1.00	14.32	.7695		11.019	35	1.00	385				
			HSF:	632.00			%COMP: 100	RPCN:		51821	.76	39383	-1.00- .99=	
			MKT	95.00			STRUCTURE VALUE:			62.31	OGRCN/HSF		FMV/HSF	

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	5875	5875	100%			5875
OTHERFEAT				00000000		
STRUCTURE				-		
TOTAL	5875	5875	100%		0000%	5875

APPRaised-VALUE: 5875