

+OWNERSHIP 23036
ISLER BONNIE C

2024 1/04/2024

PROPERTY DESCRIPTION
2346 ROUSE RD EXT
PART TRACT/3

TAX SUBDIVISIONS
VANCE
COUNTY/NORTH LENIOR FIRE

MAP NUMBER
451703218214
RECORD NUMBER: 24351
ROUTE 3042000
LISTER: LNLEGLISH 5012023
CARD NO
1

4618 MIDWAY DRIVE
GRIFTON NC 28530
DEED: 1755 335

2346 ROUSE RD EXT

+-----30-----+
1 :
6 E--16---+ 1
: D 6 6
+---+24-----+6-+
:
+6: :
1 3 :
2 C 3
+64 4
:
:
:
:
+-9-+ +6-+
: 1 1
1 5 5
5 A :
+-8B+-----21-----+

TOPO STREET UTILITY ZONING ACRES NBHD

NOTES: RV12/19

#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
1	1Q LOT	1.50LT	7500	1.00 .75	5625 8437

LAND VALUE: 8437

#	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	VINYL	SPACEHTR	COMPSHNG	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	1.00LFUF

RES - IMP C AYB 1920 EYB 1935

DIMENSIONS: A-DU15DL9DU34DR24DD34DR6DD15DL21 B-DL8DU15DR8DD15 C-ML9MU29DU12DL6DD12DR6 D-MU29ML9MR8MU20DU6DR16DD

6DL16 E-MU49ML1DU6DR16DD6DR6DU16DL30DD16DR8

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1131	1.00	79.84	.8906		71.105	1131	1.00	80419				
	0106 SPACEHTR							1131						
	0102 VINYL							1131						
	1.00 FULL BTH			3000.00			3000.000			3000				
B	81 PORCH	120	1.00	31.91	.6921		22.084	120	1.00	2650				
C	83 STOOP	72	1.00	14.32	.6875		9.845	72	1.00	708				
D	82 PORCH-EN	96	1.00	66.03	.5837		38.541	96	1.00	3699				
E	84 WOOD DEC	384	1.00	23.27	.4929		11.469	384	1.00	4404				
			HSF:	1131.00			%COMP: 100		RPCN:	94880 1.00		94880 - .82- .04=		16396
							STRUCTURE VALUE:		83.89	OGRCN/HSF		14.49	FMV/HSF	16396

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	8437	8437	100%	WD		LV/AC
OTHERFEAT			%	10072015		
STRUCTURE	16396	16396	100%	1755-335		TV/HSF
TOTAL	24833	24833	100%	10000	0248%	SP/HSF

APPRAISED-VALUE: 24833