

+OWNERSHIP 1009511 2024 1/04/2024
 HARDISON DAVID J
 HARDISON STEPHANIE F
 5174 EASON RD
 LAGRANGE NC 28551
 DEED: 1859 248

PROPERTY DESCRIPTION
 SR 1519
 5174 EASON RD
 5174 EASON RD

TAX SUBDIVISIONS
 MOSELEY HALL
 COUNTY/MOSELEY HALL FIRE

MAP NUMBER CARD NO
 35760055906 1
 RECORD NUMBER: 28430
 ROUTE 53000
 LISTER: LNLEGLISH 5012023
 REVIEW:

+-----30-----+
 1 :
 7 : 2
 0-----34-----+ 7
 B H C7-+
 +--23-G+-10+-----34-----+10+ 57+
 : F 2 : 1
 2 1 5 2 +73
 5 7 E 2 9
 : +10-A +---17-+
 +--23--+ +-----34-----+
 +-----34-----D
 +12I+
 : :
 2 2
 7 7
 : :
 +12-+

TOPO	STREET	UTILITY	ZONING	1.940 ACRES	NBHD
					0067

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	13IBS-PAVED	1.00AC	16000	1.00	1.00	1.00	16000
2	40HRESIDUAL (CLE	.94AC	4000	1.00	1.00	1.00	3760

LAND VALUE: 19760

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	WOOD	HEATPUMP	LAMSHNGL	1.75STHT	
CONIWALL	WOOD	HEATPUMP		'WALL	
	WOOD	HEATPUMP		3 BDRM	1.00LFUF

RES - IMP B AYB 1990 EYB

DIMENSIONS: A-DU25DR34DD25DL34 B-MU25DU10DR34DD10DL34 C-MU25MR44DU5DR7DD5DR7DD13DL7DD9DL17DU22DR10 D-MU25MR44ML
 10MD25DD7DL34DU7DR34 E-MR34ML34MU6DU17DL10DD17DR10 F-MU6MU17ML10DD25DL23DU25DR23 G-MU23ML10DL23DU
 2DR23DD2 H-MU23ML10MR10MU12MR34DD10DR10DU27DL30DD17DR20 I-MU35MR34ML34MD10ML10MD35DL12DD27DR12DU27

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT% =	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%	-CND% =	FMV
A	01 SINGLE F	850	1.75	79.84	.7987		63.768	1488	.95	90141					
	0110 HEATPUMP			2.00			2.000	850		1700					
	0101 WOOD							850							
	3.00 FULL BTH			3000.00			3000.000			9000					
	1.00 FP			3000.00			3000.000			3000					
	1.00 HALF BTH			1800.00			1800.000			1800					
B	01 SINGLE F	340	1.00	79.84	.7987		63.768	340	1.00	21681					
	0110 HEATPUMP			2.00			2.000	340		680					
	0101 WOOD							340							
C	01 SINGLE F	500	1.00	79.84	.7987		63.768	500	1.00	31884					
	0110 HEATPUMP			2.00			2.000	500		1000					
	0101 WOOD							500							
D	81 PORCH	238	1.00	31.91	.6654		21.232	238	1.00	5053					
E	81 PORCH	170	1.00	31.91	.6658		21.245	170	1.00	3611					
F	75 GAR FINF	575	1.00	29.97	.7290		21.848	575	1.00	12562					
G	77 UTILITY	46	1.00	27.50	1.0000		27.500	46	1.00	1265					
H	84 WOOD DEC	610	1.00	23.27	.4899		11.399	610	1.00	6953					
I	92 ATTIC-UN	324	1.00	1.00	1.0000		1.000	324	1.00	324					
			HSF:	2328.00			%COMP: 100			RPCN: 190654 1.25		238317 - .27-	=	173972	
							STRUCTURE VALUE:	102.36		OGRCN/HSF		74.73		FMV/HSF	173972

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	19760	19760	100%	WD		193732
OTHERFEAT			%	06252019		
STRUCTURE	173972	173972	100%	1859-248		
TOTAL	193732	193732	100%	262500	0073%	
						10185LV/AC
						TV/HSF
						SP/HSF
						APPRAISED-VALUE: 193732