

+OWNERSHIP 1011735 2024 1/04/2024
 BYRD DILLON
 PO BOX 323
 PINK HILL NC 28572
 DEED: 1888 172

PROPERTY DESCRIPTION
 SR 1111 TRACT 3
 3870 OLD PINK HILL RD
 3870 OLD PINK HILL RD

TAX SUBDIVISIONS
 PINK HILL
 COUNTY/CHERRY TREE FIRE

MAP NUMBER 347900600936
 RECORD NUMBER: 28461
 ROUTE 22000
 LISTER: LNLHOLLO 10132023
 REVIEW:

+---24---+
 ++---28---+
 : :
 2 2
 6 6
 : :
 B :
 8---23---+17---+
 D 8 :
 +-----49-----+
 : :
 3 4
 3 2
 4 :
 : :
 A :
 +-----66-----+
 C-----34-----+

TOPO STREET UTILITY ZONING 3.950 ACRES NBHD
 0001

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	13GBS-PAVED	1.00AC	14000	1.00	1.00	1.00	14000
2	40HRESIDUAL (CLE	2.95AC	4000	1.66	1.00	1.00	19588

LAND VALUE: 33588

#	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	VINYL	HEATPUMP	COMP SHNG	1.00STHT 'WALL 4 BDRM	

RES - IMP C AYB 2023 EYB
 DIMENSIONS: A-DU34DR49DU8DR17DD42DL66 B-MU34MR26MU8MR14DU26DR28DD26DL28 C-MR16DD6DR34DU6DL34 D-MU34MR26DU8DR23DD
 8DL23 E-MU34MR26MU8MR14MU26MR2DU8DR24DD8DL24

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV	
A	01 SINGLE F	2380	1.00	79.84	.7965		63.592	2380		151348						
	0110 HEATPUMP			2.00			2.000	2380		4760						
	0102 VINYL							2380								
	2.00 FULL BTH			3000.00			3000.000			6000						
	1.00 FP			3000.00			3000.000			3000						
	1.00 HALF BTH			1800.00			1800.000			1800						
	380.00 DBLPITCH															
B	79 CARPORT-	728		17.50	1.0000		17.500	728		12740						
C	81 PORCH	204		31.91	.6658		21.245	204		4333						
D	81 PORCH	184		31.91	.6658		21.245	184		3909						
E	77 UTILITY	192		27.50	1.0000		27.500	192		5280						
			HSF:	2380.00		%COMP: 70		RPCN:		135219	1.00	135219	-	-	=	135219
						STRUCTURE VALUE:		56.81	OGRCN/HSF			56.81	FMV/HSF			135219

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	33588	25800	130%	WD		8503LV/AC
OTHERFEAT				07202020		
STRUCTURE	135219			1888-172		TV/HSF
TOTAL	168807	25800	654%	15000	1125%	SP/HSF
						APPRAISED-VALUE: 168807