

+OWNERSHIP 1019691 2024 1/04/2024
 STROUD FRANKLIN D TRUSTEE
 STROUD NANCY W TRUSTEE
 5120 WOODSIDE DRIVE
 GRIFTON NC 28530
 DEED: 1994 94

PROPERTY DESCRIPTION
 SR 1091
 5243 PETER RABBIT LN
 5243 PETER RABBIT LN

TAX SUBDIVISIONS
 CONTENTNEA NECK
 COUNTY/HUGO FIRE

MAP NUMBER CARD NO
 454900484238 1
 RECORD NUMBER: 35623
 ROUTE 23010
 LISTER: LNIBRASW 7172023
 REVIEW:

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TOPO	STREET	UTILITY	ZONING					.410 ACRES	NBHD
	PRIVATE			NOTES:				0072	
#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE		
1	14TBS-DIRT	.41AC	13600	1.63	1.00	1.00	22166 9088		

LAND VALUE: 9088

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - MOBILE HOME
BRICK	VINYL	FWA/CAC	COMP SHNG	1.00STHT	
CONIWALL				3 BDRM	1.00LFUF

RES - IMP B AYB 2000 EYB
 DIMENSIONS: A-DU26DR76DD26DL76 B-MR12DR8DD10DL8DU10

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	08 MOBILE H	1976	1.00	43.51	.7135		31.044	1976	1.00	61342				
	0812 FWA/CAC			2.00			2.000	1976		3952				
	0802 VINYL							1976						
	2.00 FULL BTH			1750.00			1750.000			3500				
B	84 WOOD DEC	80	1.00	23.27	.6119		14.238	80	1.00	1139				
C	87 MH SKIRT	204	1.00	15.50	1.0000		15.500	204	1.00	3162				
			HSF:	1976.00			%COMP: 100		RPCN:	73095 1.25		91368 - .43-	=	52080
			MKT	100.00			STRUCTURE VALUE:		46.23	OGRCN/HSF		26.35	FMV/HSF	52080

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	9088	9088	100%			61168
OTHERFEAT				00000000		
STRUCTURE	52080	52080	100%	-		
TOTAL	61168	61168	100%		0000%	

APPRaised-VALUE: 61168