

WSSMA LLC

RIVERSIDE DR
100039556

Return/Appeal Notes:
PLAT: 10/75 UNIQ ID 240371
ID NO:

Parcel ID: 5031-00-79-3875-

SPLIT FROM ID

Reval Year: 2016 Tax Year: 2019
Appraised By 35 on 07/14/2014 32400 MCBRIDE, WILLIS GAP. HWY 103 TO VIRGINIA

CARD NO. 1 of 1
9.310 AC
TW-08 CI-13 FR-

EX- SRC=
AT- LAST ACTION 20140710

CONSTRUCTION DETAIL				MARKET VALUE						DEPRECIATION		CORRELATION OF VALUE			
TOTAL POINT VALUE	USE	MOD	Eff. Area	QUAL	BASE RATE	f	EYB	AYB		NORM	CREDENCE TO				
0	97	00									DEPR. BUILDING VALUE - CARD 0				
BUILDING ADJUSTMENTS											% GOOD				
TOTAL ADJUSTMENT FACTOR	0 USE CODE 97														
TOTAL QUALITY INDEX	0 STYLE:														

TOTAL APPRAISED VALUE - CARD	39,380
TOTAL APPRAISED VALUE - PARCEL	39,380
TOTAL PRESENT USE VALUE - LAND	0
TOTAL VALUE DEFERRED - PARCEL	0
TOTAL TAXABLE VALUE - PARCEL	39,380

PRIOR		PERMIT		
BUILDING VALUE	OBXF VALUE	CODE	DATE	NO.
0	0			
39,380				
0				
0				
39,380				
ROUT: WTRSHD:				

SALES DATA							
OFF. RECORD	DATE		DEED				INDICATE
BOOK	PAGE	MO	YR	TYPE	O/U	V/I	SALES PRICE
01082	0992	7	2005	WD*	Q	V	30,000
00716	1015	1	1999	WD*	Q	V	22,000
00409	0294	10	1984	TD*	X	V	8,500

HEATED AREA

NOTES

TOBACCO-GOOD LAND

SUBAREA				CODE	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
SUBAREA TOTALS				0	TOTAL OB/XF VALUE													

BLDG DIMENSIONS

HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
RURAL AC	0120	PR-CD	1444	0	1.2500	4	1.1300	+18 +00 +00 -05 +00	RP	3,000.00	9.310	AC	1.410	4,230.00	39381		
TOTAL MARKET LAND DATA											9.31			39381			

TOTAL PRESENT USE DATA																	

5031-00-79-3875- 8/2/2018 9:00:40 AM.