

AVERY COUNTY

7/24/2012 9:02:17 AM

SCOTT, ROBERT T & & SCOTT, DOREY F										Return/Appeal Notes: 1848-01-27-1852-00000									
ELK KNOB DR										UNIQU ID 17521									
37812																			
COUNTY WIDE ,FIRE TAX										CARD NO. 1 of 1									
ELK KNOLL LOT 3 PLAT 41-20										3.860 AC									
Reval Year: 2010 Tax Year: 2012										SRC=									
Appraised by 10 on 04/11/2008 01701 ELK RIVER										TW-02 C- EX- AT- LAST ACTION 20101019									

CONSTRUCTION DETAIL				MARKET VALUE				DEPRECIATION				CORRELATION OF VALUE			
Foundation - 4				USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	Standard	0.09820	CREDENCE TO MARKET	
Spread Footing	6.00			08	01	3,336	189	264.60	899505	1999	1999	% GOOD	90.2	DEPR. BUILDING VALUE - CARD 811,200	
Sub Floor System - 5				TYPE: SFR EXCEPTIONAL Single Family Residential										DEPR. OB / XF VALUE - CARD 0	
Wood	10.00			STORIES: 2.0 Stories										MARKET LAND VALUE - CARD 250,000	
Exterior Walls - 17														TOTAL MARKET VALUE - CARD 1,061,200	
Cedar or Redwood Siding	34.00													TOTAL APPRAISED VALUE - CARD 1,061,200	
Roofing Structure - 06														TOTAL APPRAISED VALUE - PARCEL 1,061,200	
Irregular/Cathedral	14.00													TOTAL PRESENT USE VALUE - PARCEL 0	
Roofing Cover - 08														TOTAL VALUE DEFERRED - PARCEL 0	
Cedar Shake	9.00													TOTAL TAXABLE VALUE - PARCEL 1,061,200	
Interior Wall Construction - 6														PRIOR	
Custom/Wood Wall	32.00													BUILDING VALUE 742,200	
Interior Floor Cover - 12														OBXF VALUE	
Hardwood	12.00													LAND VALUE 200,000	
Interior Floor Cover - 15														PRESENT USE VALUE 0	
Quarry or Hard Tile	0.00													DEFERRED VALUE 0	
Heating Fuel - 03														TOTAL VALUE 942,200	
Gas	2.00														
Heating Type - 04															
Forced Air - Ducted	4.00														
Air Conditioning Type - 03															
Central	4.00														
Bedrooms/Bathrooms/Half-Bathrooms															
4/4/1	17.000														
Bedrooms															
BAS - 1 FUS - 3 LL - 0															
Bathrooms															
BAS - 1 FUS - 3 LL - 0															
Half-Bathrooms															
BAS - 1 FUS - 0 LL - 0															
TOTAL POINT VALUE														144.000	
BUILDING ADJUSTMENTS															
Quality	4			Above Average										1.2000	
Shape / Design	5			Mkt 5										1.1500	
Size	Size			Size										0.9500	
TOTAL ADJUSTMENT FACTOR														1.310	
TOTAL QUALITY INDEX														189	

SUBAREA																							
TYPE	GS AREA	%	RPL CS	CODE	Quality	DESCRIPTION	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG#	L/B	AYB	EYB	ANN DEP RATE	OVR	% COND	OB / XF DEPR. VALUE				
BAS	1,920	100	508032	TOTAL OB / XF VALUE 0																			
FGD	500	045	59535																				
FOP	224	035	20639																				
FUS	1,160	090	276242																				
WDD	344	020	18257																				
FIREPLACE	6		16,800																				
SUBAREA TOTALS	4,148		899,505																				

BUILDING DIMENSIONS BAS=1920\$FUS=1160\$FGD=500\$WDD=344\$FOP=224\$.

LAND INFORMATION																			
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES				ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	LAND NOTES
SFR	0100		0	0	1.0000	0	2.0000	SIZE				RP	125,000.00	1.000	LT	2.000	250,000.00	250000	
TOTAL MARKET LAND DATA																		250,000	
TOTAL PRESENT USE DATA																			

Owner: SCOTT, ROBERT T &

Parcel: 1848-01-27-1852-00000