EWOLDT MATTHEW & MIRANDA
318 ERVIN RD
000077440951
IREDELL COUNTY 2007 REVAL C FR02 SW(1)
L9 BL B LYNN BROOK PB 10 .02AC FR DPC .60AC
APPRAISED BY 22 ON 04/02/2007 17205 ERVIN RD/WILSON LAKE RD TW-17 C-00 EX- AT- LAST ACTION 20070430

MON, APR 6, 2009, 8:32 AM
4638 90 9692.000
MAP BL PIN COND CC L H
ID NO: 1702P01000B009
CARD NO. 1 OF 1
0.600AC SRC= 1OWN

CONSTRUCTION DETAIL

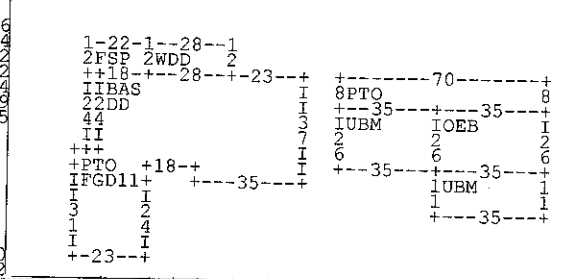
FOUND * 3	CONT FOOTING *	5	
SUBFLR* 4	PLYWOOD *	8	0101
EX WL1* 21	FACE BRICK *	42	SINGLE FAMILY RESIDENTIAL - SFR CONSTRUCTION
EX WL2* 22	STONE *		SCALE 1/480 STORIES 05 RANCH W/BAS
RF STR* 03	GABLE *	7	
RF CVR* 03	COMP SHINGLE *	3	
INT WL* 5	DRYWALL/SHEET*	20	
FLOOR1* 14	CARPET *	6	
FUEL * 04	ELECTRIC *		
HEAT * 10	HEAT PUMP *	5	
AC * 03	CENTRAL *	4	
BEDRMS*	BAS-4FUS-0LL- 0 *		
BATHS *	BAS-3FUS-0LL- 0 *	16	
QUAL DESIGN*QUAL*SIZE *		116	
ABOVE A 1.06 1.10 .90=*1.05			
TOTAL QUALITY INDEX *		122	

MARKET VALUE 1919 00

U	M	EFF AR	IN	EFF B	REPL CST	E	A	NRM	E	F	% CD
		3,732	122	85.40	321,792	7	7	53000	0000		7000

CREDENCE TO	MARKET
DEPR BLDG VALUE	225,250
DEPR OBXF VALUE	7,410
LAND VAL - MKT	300,000
MKT VAL - CARD	532,660
REGR VAL - CARD	
INC VAL - CARD	
APPR VAL - CARD	532,660
APPR VAL - PARCEL	532,660

TYP	GS AREA	PCT	RPL CS
BAS	2,464	100	210,426
WDD	432	020	7,344
FSP	264	040	9,052
PTO	602	005	2,562
FGD	636	045	24,424
UBM	1,295	020	22,119
OEB	910	055	42,785



PRIOR PERMIT INFO
165,000
219,460
384,460

SALES DATA

DEED BK	DEED PG	DT M	DT Y	TYP	Q V	SALE PRICE
1667	0562	07	05	CV*	Q	509,000
1222	2128	10	00	CV*	E	315,000
1052	0094	12	97	WD*	X	500
0780	0709	02	89	WD*	X	1
0761	0077	01	88	WD*	X	1

NOTES
REPLACED WINDOWS & WALL C
OV IN 2 RMS'06 PN136957 7
/06 FOYER ADD'07

FIREPL 4 2 ST SG/1DB $3080
6,603 321,792

CD	DESC	LN	WD	UNITS	UNIT PRICE	% OB	LY	EY	AN DP	% C	OBXF DEPR VAL
67	PIERS			1,203	12	00	1001	7993	05	030	4,331
09	ASP PAVING			4,744	2	00	1001	7593	05	030	2,846
10	CON PAVING			300	26	00	1001	7593	05	030	234

TOTAL OB/XF VALUE 7,411

HTD AREA 3374

BUILDING DIMENSIONS
BAS=W23WDD=N12W28S12E28$W28FSP=N12W22S12E22$W
18WDD=W4S24E4N24$S24PTO=W7S6E7N6$S6FGD=W7S31E
23N24W11N7W5$E5S7E11N3E18S3E35N37
$PTR=E10PTO=S8UBM=S26E35N26W35$E35OEB=
S26UBM=S11E35N11W35$E35N26W35$E35N8W70$W10$.

LAND USE	UCD	LOCAL ZONE	FRNT	DEP	SZ	L M	CF	OTHER ADJUST	LND UNIT PRICE	TOT LAND UNITS	U T	TL AD	ADJUST PRICE	LAND VALUE	LAND NOTES
SFR WATER	0122	RA	103	251	L0000		L00	RP	300,000.00	L000	LT	L00	300,000.00	300,000	
TOTAL LAND DATA														300000	

Paul Lambert
Patricia Edwards