VANAMERON RACHEL L &
523 SHEPHERD RD
000077411233
IREDELL COUNTY 2007 REVAL

HARLING GREGORY E

C FR02 SW(1)
SR 2389
APPRAISED BY 33 ON 01/01/2007 16028 BARRINGER SOUTH

FRI, JUN 12, 2009, 11:42 AM
4659 89 3504.000
MAP BL PIN COND CC L H
ID NO:
CARD NO. 1 OF 2
.68AC 0.680AC
TW-16 C- EX- AT- LAST ACTION 20070530

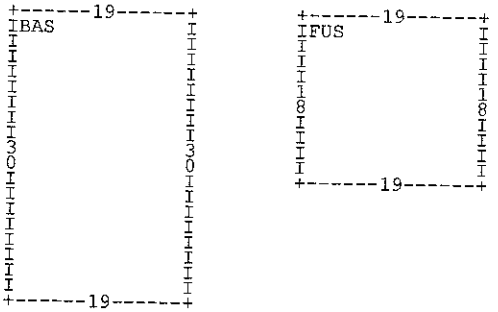
CONSTRUCTION DETAIL

FOUND *	3	CONT FOOTING *	5
SUBFLR*	4	PLYWOOD *	
EX WL1*	04	SIDG NO SHTG *	23
EX WL2*	05	ASBTS-FIBER S*	
RF STR*	03	GABLE *	7
RF CVR*	01	CORR/SHT MET *	2
INT WL*	5	DRYWALL/SHEET*	20
FLOOR1*	03	CONCRETE FIN *	5
FLOOR2*	09	PINE/SOFTWOOD*	
FUEL *	01	NONE *	
HEAT *	01	NONE *	
AC *	01	NONE *	
BATHS *		*	
QUAL	DESIGN*	QUAL*	SIZE * 70
BELOW A	1.00	.90	1.14=* 1.03
TOTAL QUALITY INDEX			* 72

MARKET VALUE 1919 RV

U	M	EFF AR	IN	EFF B	REPL CST	E	A	NRM	E	F	% CD
80	101	878.72	50.40		44,251	4	04	06	7	00	2000

SINGLE FAMILY RESIDENTIAL - SFR CONSTRUCTION
SCALE 1/147 STORIES 03 2.0 STORIES



TYP	GS	AREA	PCT	RPL CS
BAS		570	100	28,728
FUS		342	090	15,523

FIREPL 1 NONE
912 44,251

CD	DESC	LN	WD	UNITS	UNIT PRICE	% L O B	A Y	E Y	AN DP	% C	OBXF DEPR VAL

TOTAL OB/XF VALUE

HTD AREA 912

BUILDING DIMENSIONS
BAS=W19S30E19N30$PTR=E10FUS=S18E19N18W19$W10$

LAND USE	UCD	LOCAL ZONE	FRNT	DEP	SZ	L M	CF	OTHER ADJUST RF AC LC TO OT T	LND UNIT PRICE	TOT LAND UNITS	U T	TL AD	ADJUST PRICE	LAND VALUE	LAND NOTES
RURAL AC	0120	RA	132		260	04	130	+30+00+00+00+00RP	10,000.00	.680	AC	338	33,800.00	22,984	
TOTAL LAND DATA										680				22980	

CREDENCE TO MARKET
DEPR BLDG VALUE 8,850
DEPR OBXF VALUE
LAND VAL - MKT 22,980
MKT VAL - CARD 31,830
REGR VAL - CARD
INC VAL - CARD
APPR VAL - CARD 31,830
APPR VAL - PARCEL

PRIOR
19,770
7,590
27,360

PERMIT INFO

SALES DATA

DEED BK	DEED PG	DT M	DT Y	TYP	Q V	SALE PRICE
1243	1356	02	01	FH*	QI	99,000

NOTES
STG VALUE ONLY SD 1.51AC
4G-B84'90 1 SHED NV CORR
AC'94 PAVING'98 SPLIT'01
RV HSE 20%, NO SW'05