

THOMAS VIRGINIA S TRUSTEE

2143 SHOALS RD
100119327

PLAT: 00000/00000 UNIQ ID 253346
ID NO:

Parcel ID: 5954-00-90-1395-

SPLIT FROM ID

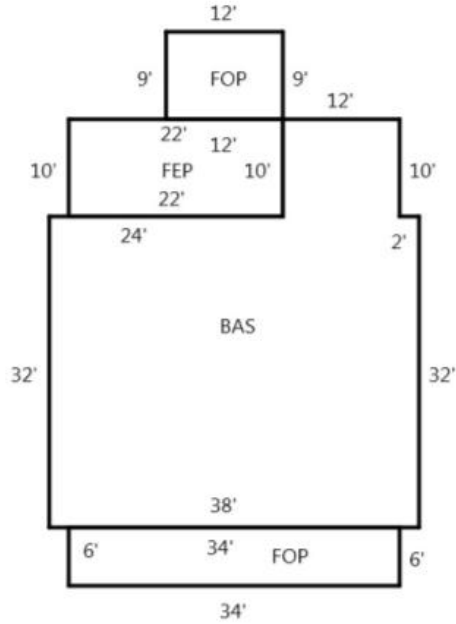
COUNTY WIDE (100), FIRE - SHOALS (100), LANDFILL
FEE (1)

CARD NO. 1 of 1
163.9800 AC
TW-11 CI- FR-

Reval Year: 2021 Tax Year: 2023
Appraised By 44 on 09/24/2019 01200 SHOALS RD

SRC= AT= LAST ACTION 20220405

CONSTRUCTION DETAIL		MARKET VALUE				DEPRECIATION				CORRELATION OF VALUE								
USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	% GOOD										
Foundation	3								NORM	0.52600	CREDENCE TO MARKET							
Continuous Footing	5.00	50	01	1,599	76	66.88	110542	1978	1925	47.4	DEPR. BUILDING VALUE - CARD 52,400							
Sub Floor System	5	TYPE: RURAL HOME SITE				SINGLE FAMILY RESIDENTIAL					DEPR. OB/XF VALUE - CARD 1,200							
Wood	9.00	STYLE: 1 - 1.0 Story									MARKET LAND VALUE - CARD 621,810							
Exterior Walls	05										TOTAL MARKET VALUE - CARD 675,410							
Asbestos Shingle	27.00										TOTAL APPRAISED VALUE - CARD 675,410							
Roofing Structure	03										TOTAL APPRAISED VALUE - PARCEL 675,410							
Gable	7.00										TOTAL PRESENT USE VALUE - LAND 63,460							
Roofing Cover	03										TOTAL VALUE DEFERRED - PARCEL 558,350							
Asphalt or Composition Shingle	3.00										TOTAL TAXABLE VALUE - PARCEL \$ 117,060							
Interior Wall Construction	5										PRIOR APPRAISAL							
Drywall/Sheetrock	20.00										PERMIT							
Interior Floor Cover	08										CODE DATE NO.							
Sheet Vinyl	6.00										BUILDING VALUE 48,000							
Heating Fuel	01										OBXF VALUE 1,200							
None	0.00										LAND VALUE 524,410							
Heating Type	01										PRESENT USE VALUE 66,510							
None	0.00										DEFERRED VALUE 457,900							
Air Conditioning Type	01										TOTAL VALUE 573,610							
None	0.00										ROUT: WTRSHD:							
Bedrooms/Bathrooms/Half-Bathrooms	3/1/0										SALES DATA							
Bedrooms	BAS - 3 FUS - 0 LL - 0										OFF. RECORD	DATE	DEED	Q/U	V/I	INDICATE		
Bathrooms	BAS - 1 FUS - 0 LL - 0										BOOK	PAGE	MO	YR	TYPE		SALES PRICE	
Half-Bathrooms	BAS - 0 FUS - 0 LL - 0										01755	0051	3	2021	NW	E	I	0
Office	BAS - 0 FUS - 0 LL - 0										00129	0137	3	1937	NW*	X	V	0
											00125	0279	1	1936	NW*	X	V	0
TOTAL POINT VALUE	85.000										HEATED AREA 1,556							
BUILDING ADJUSTMENTS												NOTES						
Quality	2	BELOW AVERAGE	0.90									OLD DWELLING X RD NO VALUE						
Shape/Design	2	RECTANGLE	1.00															
Size	Size	Size	0.99															
TOTAL ADJUSTMENT FACTOR	0.890																	
TOTAL QUALITY INDEX	76																	



SUBAREA				CODE	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
BAS	1,336	100	89352		BARN		0	0	1	1,200.00	100.00		0.00	1950	1950	S0		100	1200
FEP	220	070	10300	TOTAL OB/XF VALUE															
FOP	312	035	7290																

FIREPLACE	3 - 1 Story Single	3,600
SUBAREA TOTALS	1,868	110,542

BLDG DIMENSIONS BAS=N32W2N10W12S10W24S32E38Area:1336;FOP=N9W12S9E12Area:108;FEP=W22S10E22N10Area:220;FOP=S6E34N6W34Area:204;TotalArea:1868

LAND INFORMATION																	
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	RA	5811	0	0.7600	4	1.0400	+04 +00 +00 +00 +00	RP	4,800.00	163.980	AC	0.790	3,792.00	621812	0	
TOTAL MARKET LAND DATA											163.98			621812			
PIEDMONT HOMESITE	5000		0	0	1.0000	5	1.0000			12,000.00	1.000	AC	1.000	12,000.00	12000	0	
PMONT FRST CL II	5202		0	0	1.0000	5	1.0000			255.00	102.980	AC	1.000	255.00	26260	0	
PIEDMONT AGRICULTURE CLASS III	5003		0	0	1.0000	5	1.0000			420.00	60.000	AC	1.000	420.00	25200	0	
TOTAL PRESENT USE DATA											163.98				63,460		

5954-00-90-1395- (3988103) Group:0

6/19/2023 2:34:00 PM.