

**HAMER CLAUDE**  
 207 FALLING WATER RD SPRING LAKE  
 NC 28390  
 1400026817

NN: 17 - COUNTY WIDE REVALUATION  
 ANDERSON CRK FR ADVALOREM TAX (100), COUNTY  
 WIDE ADVALOREM TAX (100), SOLID WASTE FEE  
 SOLID WASTE (1)  
 LT#250 ANDERSON CRK PH#2AMAP#2004-812

VETERANS

CARD NO. 1 of 1  
 1.0000 LT  
 TW-01 CI- FR-

PLAT: 2004/812 UNIQ ID 221296  
 ID NO: 0505-59-8246.000

Parcel ID: 01-0535-08- -0100- -02-

SPLIT FROM ID

Reval Year: 2022 Tax Year: 2022  
 Appraised By 00 on 01/01/2022 00134

ANDERSON CREEK COUNTRY CL

0.2900 AC

SRC= Estimated  
 AT- LAST ACTION 20220221

USE	USE DESCRIPTION	MOD	MODEL DESCRIPTION	STYLE	TOTAL LIVING AREA	AYB	EYB	EX-	CORRELATION OF VALUE
01	SINGLE FAMILY RESIDENTIAL	01	SINGLE FAMILY RESIDENTIAL	1 - 1.0 Story	2,888	2005	2005		MARKET

CATEGORY	CODE	DESCRIPTION	BASE RATE	COUNT	RATE
Bathrooms				2.000	6000.00
Bedrooms				3.000	
Foundation	3	Continuous Footing			0.00
Sub Floor System	3	Slab Above Grade			0.00
Exterior Walls	21	Face Brick			2.20
Roofing Structure	04	Hip			0.00
Roofing Cover	03	Asphalt or Composition Shingle			0.00
Interior Wall Construction	5	Drywall/Sheetrock			0.00
Interior Floor Cover	12	Hardwood			0.00
Interior Floor Cover	11	Ceramic Clay Tile			0.00
Heating Fuel	04	Electric			0.00
Heating Type	10	Heat Pump			3.80
Air Conditioning Type	03	Central			3.70

DEPR. BUILDING VALUE - CARD	194,650
DEPR. OB/XF VALUE - CARD	
MARKET LAND VALUE - CARD	72,730
TOTAL MARKET VALUE - CARD	267,380
TOTAL APPRAISED VALUE - CARD	267,380
TOTAL APPRAISED VALUE - PARCEL	267,380
TOTAL PRESENT USE VALUE - LAND	0
TOTAL VALUE DEFERRED - PARCEL	0
TOTAL TAXABLE VALUE - PARCEL \$	267,380

ATTACHMENTS					DEPRECIATION		NB FACTOR	
TYPE	GS AREA	BASE RATE	SIZE FACTOR	RPL CS				
BAS	1,810	121.70	0.8100	183284	NORM	0.12000	0.95000	
FGD	599	30.00	0.9600	17251				
FOP	239	28.70	0.9800	6722				
PTO	240	11.35	0.9400	2561				

PRIOR APPRAISAL				PERMIT				
BUILDING VALUE	OBXF VALUE	LAND VALUE	PRESENT USE VALUE	DEFERRED VALUE	TOTAL VALUE	CODE	DATE	NO.
199,050	0	60,000	0	0	259,050			
ROUT: WTRSHD:								

SALES DATA							
OFF. RECORD BOOK	PAGE	DATE MO	YR	DEED TYPE	Q/U	V/I	INDICATE SALES PRICE
02246	0047	6	2006	WD	Y	I	251,000
02153	0502	11	2005	WD	Y	V	55,000
01346	0098	4	1999	WD	D	V	0

<b>FIREPLA</b>	2 - Pre	
<b>CE</b>	Fabricated	1,850

BUILDING ADJUSTMENTS		
GRADE	C+	

CODE	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
<b>TOTAL OB/XF VALUE</b>															

**BLDG DIMENSIONS** BAS=E12S1E2S1E9N1E2N7E7S4E8S2E13N2E1N30W30N5W24S37Area:1810;FOP=S7E7N7W7Area:49;FGD=S25E25N25W4S2W13N2W8Area:599;FOP=E19N10W19S10Area:190;PTO=E11N20W13S10E2S10Area:240;TotalArea:2888

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
SFR	0100	RA-20R			1.9000	0	1.2000	+00 +00 +00 +00 +20 Pond		110,000.00	0.290	AC	2.280	250,800.00	72732		
<b>TOTAL MARKET LAND DATA</b>											0.29						
<b>TOTAL PRESENT USE DATA</b>																	

01-0535-08- -0100- -02- (7455529) Group:0

4/28/2022 9:26:54 AM.

