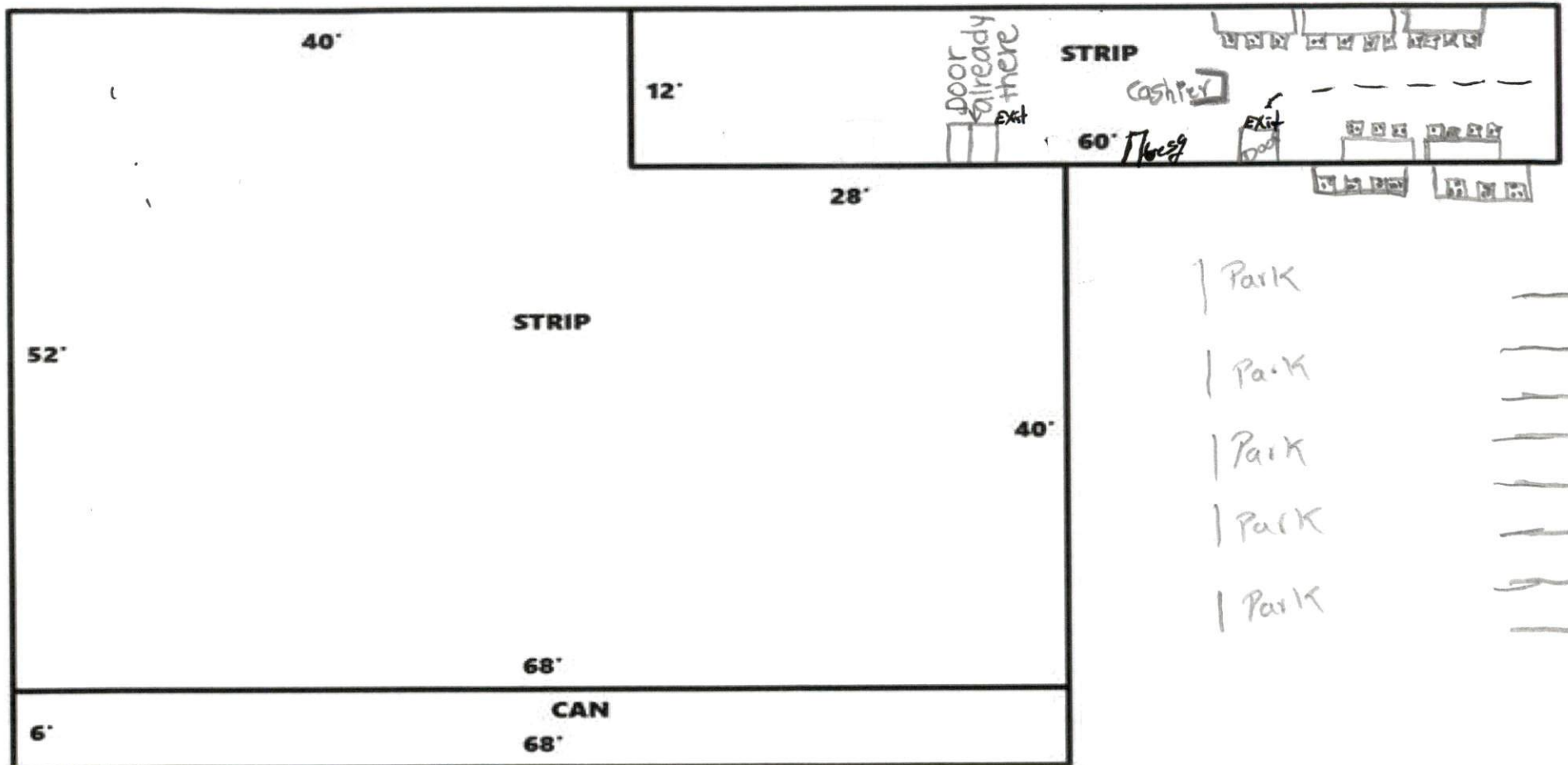


MORALES GUILLERMO MATEO
1500046166

Parcel ID: 06-0597-11-02-0008-
ID NO: 0597-76-7956.000
CARD NO. 1 of 1



204 E JACKSON BLVD ERWIN NC 28339
1500046166

SPLIT FROM ID

PLAT: PC#E/70B UNIQ ID 247313
ID NO: 0597-76-7956.000

ERWIN CITY TAX (100), ERWIN TOWN FIRE TAX (100),
 HARTNETT COUNTY TAX (100), SOLID WASTE FEE (3)
 PAR#B 125X129 PC#E-70B TOWN & COUNTRY
 Appraised By 00 on 01/01/2022 00600D E JACKSON BLVD. NC 55E COMM/IND

CARD NO. 1 of 1
0.3700 AC
TW-06 CI-02 FE

0.3700 AC

SRC= Inspection
AT- LAST ACTION 20240503

USE	USE DESCRIPTION	MOD	MODEL DESCRIPTION	STYLE	TOTAL LIVING AREA	AYB	EYB	CORRELATION OF VALUE	
16	SHOPPING CENTER-STRIP	07	COMMERCIAL	1 - 1.0 Story	4.328	1970	1970	CREDENCE TO	MARKET
								DEPR. BUILDING VALUE - CARD	153,096

CATEGORY	CODE	DESCRIPTION	BASE RATE	COUNT	RATE	MARKET LAND VALUE - CARD										23,370
Foundation	3	Continuous Footing			0.00	TOTAL MARKET VALUE - CARD										178,916
Sub Floor System	4	Plywood			0.00	TOTAL APPRAISED VALUE - CARD										178,916
Exterior Walls	21	Face Brick			2.20	TOTAL APPRAISED VALUE - PARCEL										178,916
Exterior Walls	11	Concrete Block			-0.50	TOTAL PRESENT USE VALUE - LAND										0
Roofing Structure	07	Wood Truss				TOTAL VALUE DEFERRED - PARCEL										0
Roofing Cover	12	Metal			0.00	TOTAL TAXABLE VALUE - PARCEL \$										178,916
Interior Wall Construction	5	Drywall/Sheetrock			0.00	PRIOR APPRAISAL					PERMIT					
Interior Floor Cover	14	Carpet			0.00	BUILDING VALUE					79,640	CODE	DATE	NO.		
Interior Floor Cover	08	Sheet Vinyl			0.00	OBXF VALUE					950					
Heating Fuel	08	GAS (COMMERCIAL)			0.00	LAND VALUE					47,810					
Heating Type	14	FORCED AIR-DUCTED (COMMERCIAL)			3.30	PRESENT USE VALUE					0					
Air Conditioning Type	08	CENTRAL (COMMERCIAL)			5.75	DEFERRED VALUE					0	ROUT: WTRSHD:				
Structural Frame	02	Wood Frame			0.00	TOTAL VALUE					128,400					
Ceiling & Insulation	07	Not Suspended - Ceiling and Wall Insulated			0.00	SALES DATA										
						OFF. RECORD		DATE		DEED TYPE	Q/U	V/I	INDICATE SALES PRICE			
						BOOK	PAGE	MO	YR	WD						
						04083	0975	12	2021	WD	Q	I	175,000			
						03409	0991	6	2016	QC	C	I	0			
						01974	0704	8	2004	WD	I	I	157,500			
						01424	0334	6	2000	WD	Q	I	150,000			
						00927	0951	1	1991	IE	X	I				

ATTACHMENTS					DEPRECIATION		NB FACTOR	
TYPE	GS AREA	BASE RATE	SIZE FACTOR	RPL CS	NORM	0.55000	1.00000	NOTES
CAN	408	11.60	0.9400	4449				USED TIRES
STRIP	720	89.75	1.1000	71082				BARBER SHOP
STRIP	3.200	89.75	1.1000	324720				0515

BUILDING ADJUSTMENTS																
GRADE		D														
CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
09		ASP PAVING		0	0	4,400	2.00	100.00	—	0.00	1970	1970	C10		25	2200
49		OH DOOR		0	0	1	500.00	0.00	—	1.10	1970	1970	C20		45	248
TOTAL OB/XF VALUE																2448

BLDG DIMENSIONS	STRIP=W28N12W40S52E68N40Area:3200;STRIP=E60S12W60N12Area:720;CAN=S6W68N6E68Area:408;TotalArea:4328
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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	
Commercial Building Site	CB	B2	125	129	1.0000	0	1.0000	TOPO LEVEL		1.45	16117.000	SF	1.000	1.45	23370	0		
TOTAL MARKET LAND DATA																23370		

TOTAL PRESENT USE DATA

TOTAL PRESENT USE DATA

TOTAL PRESENT USE DATA	

06-0597-11-02-0008- (7850199) Group:0

10/21/2025 8:20:56 AM.