

HARNETT COUNTY CAMA
WEBVIEWER

3/31/2020 2:54:50 PM

KNIGHT DORALENE BROWN KNIGHT WILLIAM RABON

Return/Appeal
Notes:

Parcel: 13-0519- - -
0023

4403 SPRING HILL CHURCH RD LILLINGTON NC 27546
1400024774

PLAT: / UNIQ ID 270603
ID NO: 0610-80-8463.000

BOONE TRAIL EMR ADVALOREM TAX (100), COUNTY WIDE ADVALOREM TAX (100)

CARD NO. 1 of 1

Reval Year: 2017 Tax Year:
2020

41.92 ACRES H M BROWN

41.920 AC

SRC=

Appraised by 14 on 01/01/2017 01300 UPPER LITTLE RIVER

TW-13

CI- FR-EX- AT-

LAST ACTION
20200330

CONSTRUCTION DETAIL		MARKET VALUE							DEPRECIATION			CORRELATION OF VALUE								
TOTAL POINT VALUE	BUILDING ADJUSTMENTS	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	CREDENCE TO										
TOTAL ADJUSTMENT FACTOR	TOTAL QUALITY INDEX	50	00							% GOOD										
TYPE: RURAL HOME SITE																				
STYLE:																				
											DEPR. BUILDING VALUE - CARD				0					
											DEPR. OB/XF VALUE - CARD				2,200					
											MARKET LAND VALUE - CARD				261,820					
											TOTAL MARKET VALUE - CARD				264,020					
											TOTAL APPRAISED VALUE - CARD				264,020					
											TOTAL APPRAISED VALUE - PARCEL				264,020					
											TOTAL PRESENT USE VALUE - PARCEL				52,810					
											TOTAL VALUE DEFERRED - PARCEL				211,210					
											TOTAL TAXABLE VALUE - PARCEL \$				52,810					
											PRIOR									
											BUILDING VALUE				0					
											OBXF VALUE				200					
											LAND VALUE				175,120					
											PRESENT USE VALUE				52,540					
											DEFERRED VALUE				122,580					
											TOTAL VALUE				175,320					
											PERMIT									
											CODE	DATE	NOTE	NUMBER	AMOUNT					
											ROUT: WTRSHD:									
											SALES DATA									
											OFF. RECORD	DATE	DEED			INDICATE SALES				
											BOOK	PAGE	MOYR	TYPE	Q/UV/I	PRICE				
											01159	0489	7	1996	CD	A	I			0
											01159	0489	7	1996	CD	A	I			0
											01151	0094	5	1996	WD	C	I			0
											00904	0763	3	1990	WD	X	I			9000
											00904	0758	3	1990	WD	X	I			27000
											HEATED AREA									
											NOTES									

SUBAREA		GS AREA	RPL %	CS	CODE	DESCRIPTION	COUNT	LT	HT	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG#	AYB	EYB	ANN DEP RATE	OVR	% COND	OB/XF DEPR. VALUE	
FIREPLACE					20	TOB BARN		0	0		1	100.00	100.00	-	1906	1906		S5	100	100	
					23	PACK BARN		0	0		1	100.00	100.00	-	1906	1906		S3	100	100	
					56	DWELLING		0	0		1	2,000.00	100.00	-	1906	1906		S0	100	2000	
SUBAREA TOTALS					TOTAL OB/XF VALUE																2,200

BUILDING DIMENSIONS

LAND INFORMATION

HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRON TAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES				ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	VERRIDE VALUE	LAND NOTES	
HOME PAVD	5010	RA-30	0	0	1.0000	0	1.0000						20,000.00	1.000	AC	1.000	20,000.00	20000			
AGRI I PV	5111	RA-30	0	0	0.9700	0	1.0000						6,500.00	27.020	AC	0.970	6,305.00	170361			
FRST I PV	6111	RA-30	0	0	0.9700	0	1.0000						5,300.00	13.900	AC	0.970	5,141.00	71460			
TOTAL MARKET LAND DATA																41.920				261,820	
HOME PAVD	5010	RA-30	0	0	1.0000	5	1.0000						20,000.00	1.000	AC	1.000	20,000.00	20000			
AGRI I	8110	RA-30	0	0	1.0000	5	1.0000						945.00	27.020	AC	1.000	945.00	25534			
FRST I	8510	RA-30	0	0	1.0000	5	1.0000						365.00	13.900	AC	1.000	365.00	5074			
TOTAL PRESENT USE DATA																41.920				50,610	