

HARNETT COUNTY CAMA WEBVIEWER

BUNDY JAMES MICHAEL BUNDY RUTH WHEELER

26 DINGHY DR SANFORD NC 27332

1500074491

BFNHAVEN RESCUE ADVN TAX (100), COUNTY WIDE ADVALOREM TAX (100), SOLID WASTE FEE SOLID WASTE (1), SPOUT SPRINGS ADVALOREM TAX (100)

Reval Year: 2017 Tax Year: 2021 LOT# 127 BLK# 3 CAROLINA LAKES PH# 3 PC# 1-274

Appraised by 14 on 8/10/2017 D0301 CAROLINA LAKES

Return/Appeal Notes: Parcel: 83-9583-10-0127 PLAT: UNIQ ID 1/274 234315 ID NO: 9595-09-2381.000 CARD NO. 1 of 1 1.0000 LT SRC- Inspection TW-03 CI-FR-EX- AT- LAST ACTION 20170905

CONSTRUCTION DETAIL		MARKET VALUE				DEPRECIATION				CORRELATION OF VALUE										
Foundation - 3	5.00	USE	MDD	ER	QUAL	BASE RATE	RCN	EYB	AYB	Standard	0.08000	CREDENCE TO	MARKET							
Continuous Footing	5.00	01	81	2,780	123	82.43	230420	2009	2009	% GOOD	92.00	DEPR. BUILDING VALUE - CARD	211,990							
Sub Floor System - 4 Plywood	9.00	TYPE: SINGLE FAMILY RESIDENTIAL										DEPR. OB/KF VALUE - CARD	0							
Exterior Walls - 18 Aluminum/Vinyl Siding	30.00	STYF: 3 - 7.0 Stores										MARKET LAND VALUE - CARD	40,000							
Roofing Structure - 03 Gable	8.00	SINGLE FAMILY RESIDENTIAL										TOTAL MARKET VALUE - CARD	251,990							
Roofing Cover - 03 Asphalt or Composition Shingle	3.00	TOTAL APPRAISED VALUE - CARD										251,990								
Interior Wall Construction - 5 Drywall/Sheetrock	20.00	TOTAL APPRAISED VALUE - PARCEL										251,990								
Interior Floor Cover - 14 Carpet	8.00	TOTAL PRESENT USE VALUE - PARCEL										0								
Interior Floor Cover - 12 Hardwood	0.00	TOTAL VALUE DEFERRED - PARCEL										0								
Heating Fuel - 04 Electric	1.00	TOTAL TAXABLE VALUE - PARCEL \$										251,990								
Heating Type - 10 Heat Pump	4.00	PRIOR										BUILDING VALUE	221,430							
Air Conditioning Type - 03 Central	4.00	OBXF VALUE										0								
Bedrooms/Bathrooms/Half-Bathrooms 3/2/1	13.000	LAND VALUE										40,000								
Bedrooms BAS - 1 FUS - 2 LL - 0		PRESENT USE VALUE										0								
Bathrooms BAS - 1 FUS - 1 LL - 0		DEFERRED VALUE										0								
Half-Bathrooms BAS - 1 FUS - 0 LL - 0		TOTAL VALUE										261,430								
Office BAS - 0 FUS - 0 LL - 0		PERMIT										CODE	DATE	NOTE	NUMBER	AMOUNT				
TOTAL POINT VALUE	185.000	ROUT. WTRSHD:										SALES DATA								
BUILDING ADJUSTMENTS												OFF. RECORD	DATE	DEED TYPE	Q/UV/I	INDICATE SALES PRICE				
Market	5	Factor	5	1.1700								BOOKPAGE	MOYR							
Quality	4	Above Average		1.1000								035370924	9	2817	WD	Q	I	250000		
Size	4	Size		0.9501								077040041	12	2009	WD	V	I	269000		
TOTAL ADJUSTMENT FACTOR	1.170											025200124	6	2008	WD	Q	V	43500		
TOTAL QUALITY INDEX	123											011590785	7	1996	QC	A	V	0		
												007490755	6	1985	WD	Q	V	9500		
SUBAREA												HEATED AREA 2,564								
TYPE	GS AREA	%	RPL CS	CODE	QUALITY	DESCRIPTION	COUNT	TH	WT	UNITS	UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYB	EYB	ANN DEP RATE	% OVR COND	OB/XF DEPR. VALUE	
BAS	1,395	100	114962			TOTAL OB/XF VALUE														0
FGD	432	015	15988																	
FOP	82	035	2390																	
FSp	224	040	7417																	
FUS	1,169	090	86695																	
WDD	103	070	1648																	
FIREPLACE	2 - Prc																			
	Fabncated																			
SUBAREA TOTALS	3,403		230,420																	
BUILDING DIMENSIONS																				
BAS = W21510W1N1W951W1WDD = N1D1E1J510W1N1W951W1S54W16F5P = N1E16S14W164S25E10S1E555FOP = 51W6N2W9N5E10S1E555E25E27N2E3N17E15N2E6FGD = S22W2JN20E15N2E6N26J FUS = 11695																				
LAND INFORMATION																				
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	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
SFR	8100	RA-20R	8	D	1,000	0	1,000						40,000.00	1.000	LT	1.000	40,000.00	40080		40,000
TOTAL MARKET LAND DATA																				
TOTAL PRESENT USE DATA																				

