

FIGON ELISEO MARTINEZ ANGULE KARINA

PONDEROSA RD CAMERON NC 28326
1500038905

NN: 25 - CHANGE IN ACREAGE/LOT SIZE
BENHAVEN FIRE TAX (100), HARNETT COUNTY TAX (100)
TR#1 ELISEO MARTINEZ FIGON AND KARINA ANGULE MAP#2023-515

Reval Year: 2022 Tax Year: 2024

Appraised By 00 on 01/01/2022 00900D PONDEROSA RD, OLIVIA RD, MURCHISONTOWN RD

PLAT: 2023/515 UNIQ ID 259536
ID NO: 9566-58-9880.000

Parcel ID: 099566 0051 02-

SPLIT FROM ID

CARD NO. 1 of 1
5.9500 AC
TW-09 CI- FR-

1.4500 AC

SRC= GIS

AT- LAST ACTION 20240112

USE	USE DESCRIPTION	MOD	MODEL DESCRIPTION	STYLE	TOTAL LIVING AREA	AYB	EYB
50		00					

CORRELATION OF VALUE	
CRENDENCE TO	MARKET

DEPR. BUILDING VALUE - CARD	0
DEPR. OB/XF VALUE - CARD	
MARKET LAND VALUE - CARD	40,120
TOTAL MARKET VALUE - CARD	40,120
TOTAL APPRAISED VALUE - CARD	40,120
TOTAL APPRAISED VALUE - PARCEL	40,120
TOTAL PRESENT USE VALUE - LAND	2,570
TOTAL VALUE DEFERRED - PARCEL	37,550
TOTAL TAXABLE VALUE - PARCEL \$	2,570

CATEGORY	CODE	DESCRIPTION	BASE RATE	COUNT	RATE
DEPRECIATION		NB FACTOR			
NORM		1			

PRIOR APPRAISAL		PERMIT		
BUILDING VALUE	0	CODE	DATE	NO.
OBXF VALUE	0			
LAND VALUE	5,960			
PRESENT USE VALUE	540			
DEFERRED VALUE	5,420	ROUT:	WTRSHD:	
TOTAL VALUE	5,960			

SALES DATA							
OFF. RECORD	DATE	DEED					INDICATE
BOOK	PAGE	MO	YR	TYPE	O/U	V/I	SALES PRICE
03887	0432	10	2020	AF	C	V	0
03887	0099	10	2020	WD	A	V	90,000
01068	0657	9	1994	LE	G	V	0
01044	0082	3	1994	WD	C	V	0

HEATED AREA

NOTES
01/12/2024 NEW PARCEL SPLIT FOR 2024. JC
11/24/20; No Progress on permit from 2018. Close for
reapplication. JKH/MF

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

BLDG DIMENSIONS

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 ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
WOOD I	6113	RA-20R			1.0100	0	0.9500	-05 +00 +00 +00 +00 Easement		7,000.00	5.970	AC	0.960	6,720.00	40118	0	

TOTAL MARKET LAND DATA

FRST PUV SH	8510	RA-20R			1.0000	5	1.0000			430.00	5.970	AC	1.000	430.00	2567	0	
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TOTAL PRESENT USE DATA

											5.97				2,567		
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099566 0051 02- (7746743) Group:0

4/9/2024 12:11:35 PM.

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CARD NO. 1 of 1