

Wilson County  
 LUNA ERIN NEWMAN N2 FOUND YR 2024 2688057377.000 ACCOUNT#: 1105974 PAGE 1  
 7398 US 301 HWY S 7398 US 301 HWY S NBHD: 8287 SPRING\_HILL  
 L1 1.240 AC 1.24AC PIN: 2688 05 7377 000 Plat Bk/Pg 40 97 APPR: JHB APPR DT: 9/29/2021  
 1.240 AC DISTRICT: 15 C/SW/CROSSROADS SWAF 1.00 EXCD: NOTICE: 82 3/08/2024

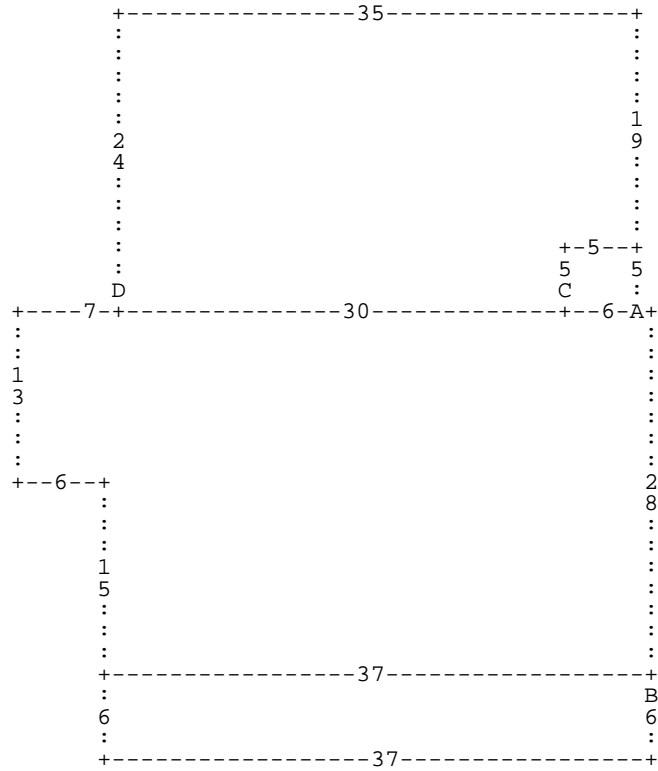
Bldg No. 1 Exempt Code LAND VALUE 37,640  
 Imp Desc: R1.5 SFR-UPTO 1.5 STY EYB: 2015 7398 US 301 HWY S MISC VALUE 9,702  
 Grade : C+05 C+05 GRADE AYB: 2015 Finished Area: 1,927.00 BLDG VALUE 225,865  
 # of Units 7 Rms 3 Bedrms 2.0 Bathrms 1 HBaths TOTAL VALUE 273,207

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1052 PORCH-OPEN-MAS	100		222	29.10		100.00	100.00			6,460
AC 1061 PATIO-CONC	100		815	7.50		100.00	90.00			5,501
AC 1071 UTILITY STG-FR	100		25	39.45		100.00	100.00			986
MA 112 SFR-1.5 STY	100		1114	116.00	1.73		96.38			124,545
MA 112 (UPPER FLOORS)	100		813	116.00	1.73	100.00	96.38			90,893
- AR 27 ELECTRIC HEAT PUMP	100		1927	.00						0
- BT HBT HALF BATH	0		1	3667.00						3,667
- EW 02 VINYL SIDING	100		142	.00						0
- FC 48 VINYL/CARPET	100		1927	.00						0
- FN 06 SPREAD FOOTING	100		142	5.30-						752-
- IF 01 DRYWALL	100		1114	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		1114	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1114	.00						0
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RCN...			PCT COMPLETE		100	x				231,300
QUAL..	C+05				105.00	x				242,865
DEPR.. RC					7.00	-		17,000		17,000 T
--ASV...										225,865

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
4 BED 2 FULL AND 1 HALF BATH/02/03/2021/JHB SEE NONDISP	BP00200041R		10/05/2020	2644	821	WD	2/10/2016			139,500
PATIO TO STG AND SHELTER/09/29/2021/JHB	AMOUNT			2625	62	WD	8/17/2015	X		10,000
	BP05307000N		8/18/2015	2625	54	DG	8/17/2015	E		
	AMOUNT		149,462	2222	134	SPL	7/01/2015	#		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
80	1173 STG-FR 20 X 20	400.00	24.00	2016	2021	MAV	6.00	100			8,122	
82	1143 SHELTER-OPEN 8 X 20	160.00	10.50	2021	2021	MAV	6.00	100			1,580	
							.00					
							.00					

#	ZONE	TYPE/CODE	LAND	QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	AR	AC 5010		1.000	35,000.00		.00	.00	.00	100.00	.00	.00	.00	35,000	
2	AR	AC 0121		.240	5,000.00		.00	.00	.00	220.00	.00	.00	220.00	2,640	



:A DL6 :C DU5 DR5 DD5 DL5 \* DL30 :D DU24 DR35 DD19 DL5 DD5 DL30 \* DL7 DD13 DR6 D  
D15 DR37 :B DD6 DL37 DU6 DR37 \* DU28 \*

A= MA 112  
D= AC 1061

1,114.00 SFR-1.5 STY  
815.00 PATIO-CONC

B= AC 1052

222.00 PORCH-OPEN-MA

C= AC 1071

25.00 UTILITY STG-F