

TONY & JO ANN TEAGUE TRUST  
 305 W BLALOCK RD  
 LUCAS LD 4.46AC  
 4.460 AC

Wilson County  
 YR 2024 2698393415.000  
 305 W BLALOCK RD  
 PIN: 2698 39 3415 000  
 DISTRICT: 3 C/CILU-LUCAMA

ACCOUNT#: 1107727  
 NBHD: 8181 LUCAMA\_R-15  
 Plat Bk/Pg  
 EXCD: NOTICE: 82  
 APPR: JHB APPR DT: 2/01/2017  
 3/08/2024

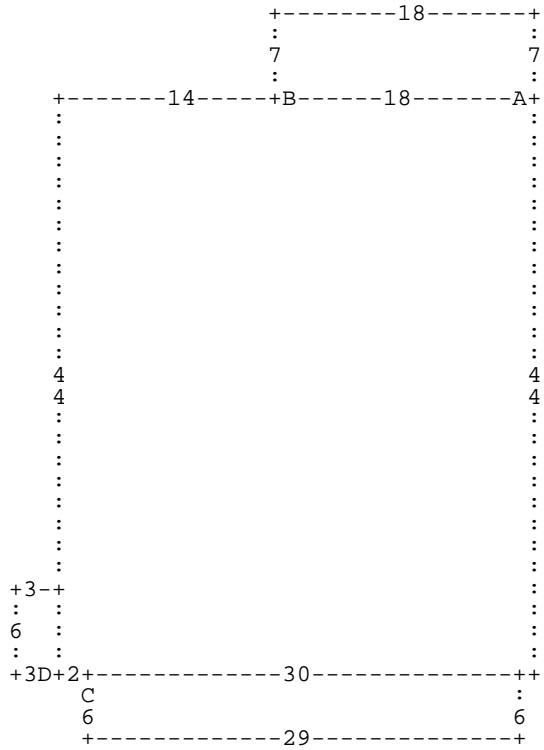
Bldg No. 1  
 Imp Desc: R1.0 SFR-1.0 STY EYB: 1965 305 W BLALOCK RD Exempt Code LAND VALUE 35,835  
 Grade : D+10 D+10 GRADE AYB: 1910 Finished Area: 1,408.00 MISC VALUE 4,548  
 # of Units 6 Rms 3 Bedrms 1.0 Bathrms 1 HBaths BLDG VALUE 56,218  
 TOTAL VALUE 96,601

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1052 PORCH-OPEN-MAS	100		174	29.10			102.00			5,164
AC 1053 STOOP-MAS	100		18	19.40		100.00	120.00			419
AC 1056 PORCH-ENCL-FR	100		126	58.20	1.00	100.00	102.00			7,479
MA 111 SFR-1.0 STY	100		1408	136.00	1.00		102.19			195,681
- AR 14 GAS PACK	100		1408	.00						0
- BT BT FULL BATH	100		1-	5500.00						5,500-
- BT HBT HALF BATH	0		1	3667.00						3,667
- EW 02 VINYL SIDING	100		152	.00						0
- FC 10 SOFTWOOD	100		1408	4.35						6,124
- FN 02 CONT WALL-CONC BLOCK	100		152	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 08 DRYWALL/PLASTER	100		1408	.00						0
- RC 04 METAL-CORRUGATED	100		1408	1.65						2,323
- RT 03 DOUBLE PITCH ROOF	100		1408	.00						0
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RCN...			PCT COMPLETE		100	x				220,457
QUAL..	D+10				85.00	x				187,389
DEPR.. RD					70.00	-		131,171		131,171 T
--ASV...										56,218

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
CHGED FEP 2 UEP, EW 30 TO 02 & RC 02 TO 04 4 '11-GRW.				2690	60	WD	3/02/2017	E		18,000
FIRE PLACES CLOSED OFF/CORRECTED SKECTH, OBXS AND ADDED HALF BATH/02/01/2017/JHB	AMOUNT			2011CD	0	SPL	9/16/2016	#		
	AMOUNT			2011CD	0	CDTH	8/20/2011	X		
				1751	800	WD	1/02/2000	X		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
82	1173 STG-FR 24 X 20	480.00	24.00	1900	1960	MFR	75.00	100			1,944	
86	1142 LEAN-TO 16 X 12	192.00	4.80	1900	1960	MFR	75.00	100			187	
87	1131 CARPORT-DET-FR 20 X 20	400.00	26.75	1970	1970	MFR	75.00	100			2,007	
88	1133 CARPORT-DET-LC 11 X 17	187.00	5.80	1970	1970	MAV	65.00	100			410	

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHF%	OTH%	ADJ	FMV	EXMPT
1	R15	LT 0100	2.500	20,000.00		.00	.00	.00	71.67	.00	.00	71.67	35,835	



:A DL18 :B DR18 DU7 DL18 DD7 \* DL14 DD44 :D DL3 DU6 DR3 DD6 \* DR2 :C DD6 DR29 DU  
 6 DL29 \* DR30 DU44 \*

- A= MA 111 1,408.00 SFR-1.0 STY
- D= AC 1053 18.00 STOOP-MAS
- B= AC 1056 126.00 PORCH-ENCL-FR
- C= AC 1052 174.00 PORCH-OPEN-MA