

WATSON JESSICA LUCAS
 8739 BUNN RD
 L1S2 BRADFORD SUB 3.74AC
 3.740 AC

N2 FOUND YR 2024 2752315255.000
 8739 BUNN RD
 PIN: 2752 31 5255 000
 DISTRICT: 21 C/SW/GREEN HORN SWAF

Wilson County

ACCOUNT#: 1101622
 NBHD: 8427 BRADFORD SUBD
 Plat Bk/Pg 34 185 APPR: JHB APPR DT: 6/28/2021
 EXCD: 1.00 NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: R1.5 SFR-UPTO 1.5 STY EYB: 2018 8739 BUNN RD Exempt Code
 Grade : B-05 B-05 GRADE AYB: 2018 Finished Area: 2,660.00
 # of Units 8 Rms 4 Bedrms 2.0 Bathrms 1 HBaths

LAND VALUE 118,743
 MISC VALUE 59,200
 BLDG VALUE 431,393
 TOTAL VALUE 609,336

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1021 GARAGE-ATT-FR	100		832	42.55		100.00	80.00			28,321
AC 1052 PORCH-OPEN-MAS	100		280	29.10		100.00	97.00			7,903
AC 1054 PORCH-SCR-MAS	100		336	45.80		100.00	80.00			12,311
AC 1061 PATIO-CONC	100		735	7.50		100.00	90.00			4,961
MA 112 SFR-1.5 STY	100		2660	116.00	1.00		90.63			279,645
- AR 27 ELECTRIC HEAT PUMP	100		2660	.00						0
- AT UAT UNF ATTIC	20		532	27.00			90.63			13,018
- BT HBT HALF BATH	0		1	3667.00						3,667
- EW 02 VINYL SIDING	100		286	.00						0
- FC 19 HARDWOOD/TILE	100		2660	7.95						21,147
- FN 03 CONT WALL-BRICK	100		286	.00						0
- FP 2 PREFAB	0		1	3500.00						3,500
- IF 48 CUSTOM INTERIOR	100		2660	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		2660	.00						0
- RT 03 DOUBLE PITCH ROOF	100		2660	.00						0

RCN...			PCT COMPLETE		100	x				374,473
QUAL..	B-05				120.00	x				449,367
DEPR..	RB				4.00	-		17,974		17,974 T
--ASV...										431,393

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
CK 4 COMPLETION OF SFD LATE 18"/JHB/07/20/2018/JHB	BP000200510		9/15/2020	2625	935	WD	8/25/2015	I		25,000
40% COMPLETE ON SFD/09/10/2018/JHB	AMOUNT	36,000		2480	361	TD	3/26/2012	P		30,000
75% COMPLETE ON SFD/12/19/2018/JHB	BP20180047N		6/08/2018	2285	311	WD	11/15/2007			47,500
100% COMPLETE ON SFD/06/19/2019/JHB	AMOUNT	272,773				@	3/16/2006	@		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1173	STG-FR 11 X 20	220.00	24.00	2020	2020	MAV	8.00	100			4,566	
82 1182	POOL-INGROUND 18 X 32	576.00	55.00	2021	2021	MGD	6.00	100			44,669	
83 2161	PATIO-CONC/MAS	1,240.00	7.60	2021	2021	MGD	6.00	100			9,965	
								.00				

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	AR	LT 5010	3.750	50,000.00		.00	.00	.00	63.33	.00	.00	63.33	118,743	

