

NICHOLS WILLIAM P
 7414 A FISH POND RD
 TR-1 8.620 AC 8.62AC

Wilson County
 N2 FOUND YR 2024 2762943896.000
 7414 A FISH POND RD
 PIN: 2762 94 3896 000
 DISTRICT: 19 C/SW/ROCK RIDGE SWAF

ACCOUNT#: 1123189
 NBHD: 8219 OLD_FIELDS
 Plat Bk/Pg 43 75
 EXCD: 1.00
 APPR: GRW APPR DT: 6/06/2022
 NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: R1.5 SFR-UPTO 1.5 STY
 Grade : B B GRADE
 # of Units 5 Rms 3 Bedrms 2.0 Bathrms 1 HBaths
 EYB: 2018 7414 A FISH POND RD
 AYB: 1998 Finished Area: 2,995.00
 Exempt Code
 LAND VALUE 49,827
 MISC VALUE 6,283
 BLDG VALUE 442,337
 TOTAL VALUE 498,447

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1021 GARAGE-ATT-FR	100		676	42.55			85.00			24,448
AC 1052 PORCH-OPEN-MAS	100		45	29.10			110.00			1,440
AC 1052 PORCH-OPEN-MAS	100		44	29.10			110.00			1,408
AC 1064 DECK-WOOD	100		644	24.95			90.00			14,461
MA 112 SFR-1.5 STY	100		2080	116.00	1.44		89.00			214,739
MA 112 (UPPER FLOORS)	100		915	116.00	1.44	100.00	89.00			94,464
- AR 10 FORCED AIR HEAT W/ A100			2995	.00						0
- AT UAT UNF ATTIC	16		332	27.00			89.00			7,977
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 02 VINYL SIDING	100		220	.00						0
- FC 20 HARDWOOD/CARPET	100		2995	2.00						5,990
- FN 03 CONT WALL-BRICK	100		220	.00						0
- IF 48 CUSTOM INTERIOR	100		2080	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		2080	.00						0
- RT 03 DOUBLE PITCH ROOF	100		2080	.00						0

RCN...					100	x				368,594
QUAL..	B		PCT COMPLETE		125.00	x				460,767
DEPR..	RB				4.00	-		18,430		18,430 T
--ASV...										442,337

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
CORRECTED TAX DISTRICT 4 '09-GRW. ADDR CHG 4 22-GRW.				2905	677	CMB	1/10/2022	Y		
	AMOUNT			2905	677	WD	7/01/2021		300,000	
	AMOUNT			2011	IOC	SPL	7/01/2021	#		
				2011	IOC	SPL	1/03/2020	#		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81	1173 STG-FR 14 X 20	280.00	24.00	2005	2005	MAV	40.00	100			3,790	
82	1151 PORCH-DET-FR 5 X 20	100.00	41.55	2005	2005	MAV	40.00	100			2,493	
											.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	40,000.00		.00	.00	85.00	100.00	.00	.00	85.00	34,000	
2	AR	AC 5111	3.470	3,000.00		.00	.00	85.00	121.00	.00	.00	102.85	10,706	
3	AR	AC 6111	4.150	1,200.00		.00	.00	85.00	121.00	.00	.00	102.85	5,121	

