

LOCUS NATASHA R
6735 SASSAFRAS CT
L43S4 MAGNOLIA PL 1.00LT
.740 AC

Wilson County
YR 2024 2773915532.000
6735 SASSAFRAS CT
PIN: 2773 91 5532 000
DISTRICT: 5 C/CISI/FRSI-SIM

ACCOUNT#: 1071242
NBHD: 8184 MAGNOLIA_PLACE
Plat Bk/Pg 35 297
EXCD: APPR: REV APPR DT: 5/11/2015
NOTICE: 82 3/08/2024

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Bldg No.	1	EYB: 2009	6735 SASSAFRAS CT	Exempt Code	LAND VALUE	90,000
Imp Desc:	R1.0 SFR-1.0 STY	AYB: 2009	Finished Area:	1,549.00	MISC VALUE	0
Grade :	C+10 C+10 GRADE				BLDG VALUE	218,872
# of Units	8 Rms 3 Bedrms 2.0 Bathrms HBaths				TOTAL VALUE	308,872

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1052 PORCH-OPEN-MAS	100		114	29.10		100.00	104.00			3,450
AC 1064 DECK-WOOD	100		160	24.95		100.00	102.00			4,071
MA 111 SFR-1.0 STY	100		1549	136.00	1.00		100.63			211,989
- AR 10 FORCED AIR HEAT W/ A100	100		1549	.00						0
- EW 02 VINYL SIDING	100		202	.00						0
- FC 20 HARDWOOD/CARPET	100		1549	2.00						3,098
- FN 03 CONT WALL-BRICK	100		202	.00						0
- FP 2 PREFAB	100		1	3500.00						3,500
- IF 48 CUSTOM INTERIOR	100		1549	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		1549	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1549	.00						0

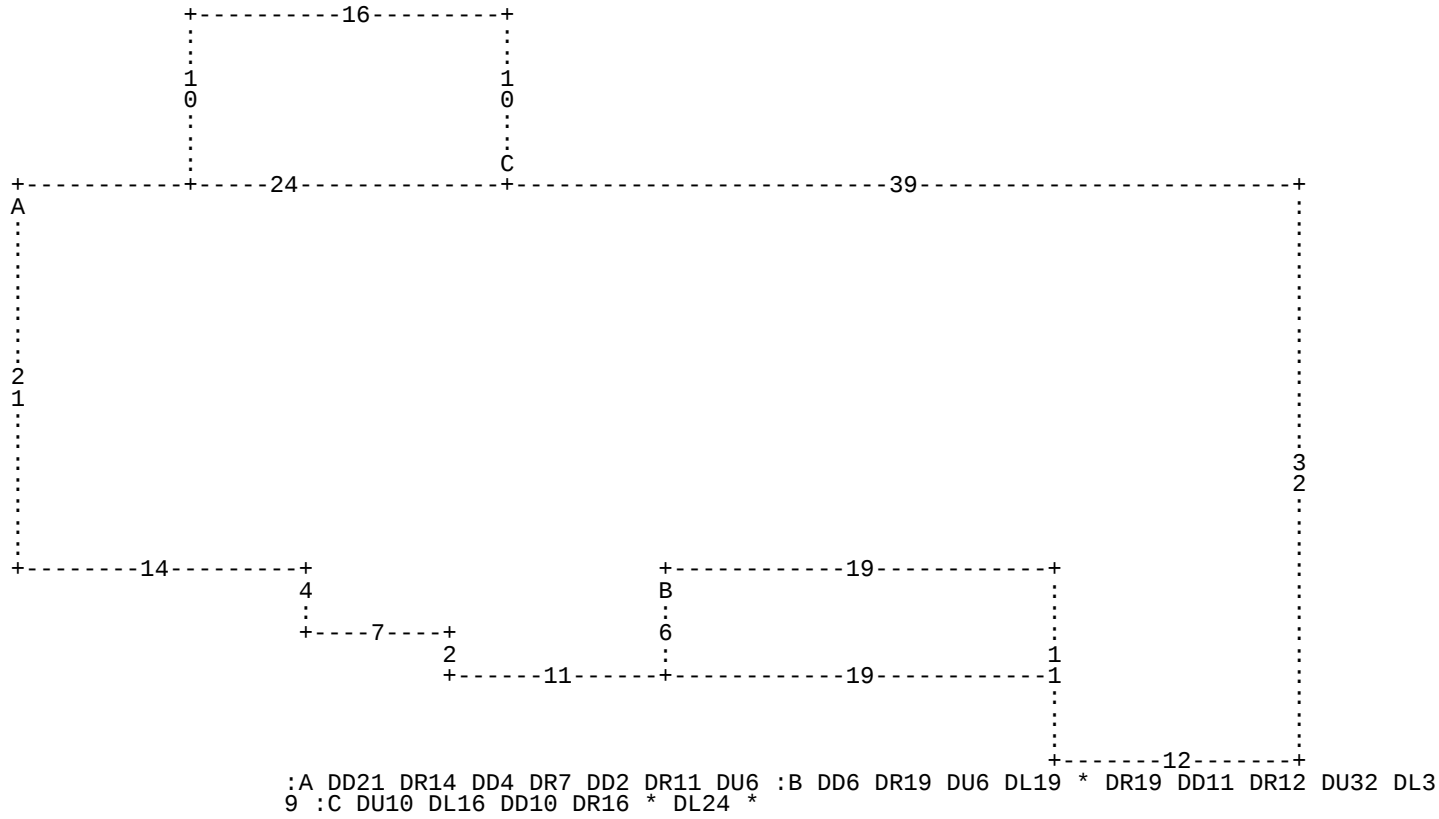
RCN...	PCT COMPLETE	100	X	226,108
QUAL..		110.00	X	248,718
DEPR.. RC		12.00	-	29,846 T
--ASV...				218,872

PROPERTY NOTES:

PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
BP00090090N		5/05/2009	2377	482	WD	8/25/2009			172,000
AMOUNT			2361	701	WD	5/06/2009	A		46,000
AMOUNT			2207	148	SPL	2/12/2007	#		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
							.00					
							.00					
							.00					
							.00					

#	ZONE	TYPE/CODE	LAND	QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	R15	LT 0100		1.000	60,000.00		.00	.00	.00	150.00	.00	.00	150.00	90,000	



A= MA 111

1,549.00 SFR-1.0 STY

B= AC 1052

114.00 PORCH-OPEN-MA

C= AC 1064

160.00 DECK-WOOD