

F & B DEVELOPMENT COMPANY LLC
 6016 US 264A HWY W
 35.30AC
 35.300 AC

Wilson County
 YR 2024 2783446508.000
 6016 US 264A HWY W
 PIN: 2783 44 6508 000
 DISTRICT: 22 C/SW/SIMS FD

ACCOUNT#: 1122276
 NBHD: 8219 OLD_FIELDS
 Plat Bk/Pg 1.00 EXCD:
 APPR: REV APPR DT: 7/02/2015
 NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: R1.0 SFR-1.0 STY
 Grade : C C GRADE
 # of Units 3 Rms 2 Bedrms 1.0 Bathrms 1 HBaths
 EYB: 1965 6016 US 264A HWY W
 AYB: 1913 Finished Area: 2,075.00
 Exempt Code
 LAND VALUE 62,547
 MISC VALUE 13,154
 BLDG VALUE 47,068
 TOTAL VALUE 122,769

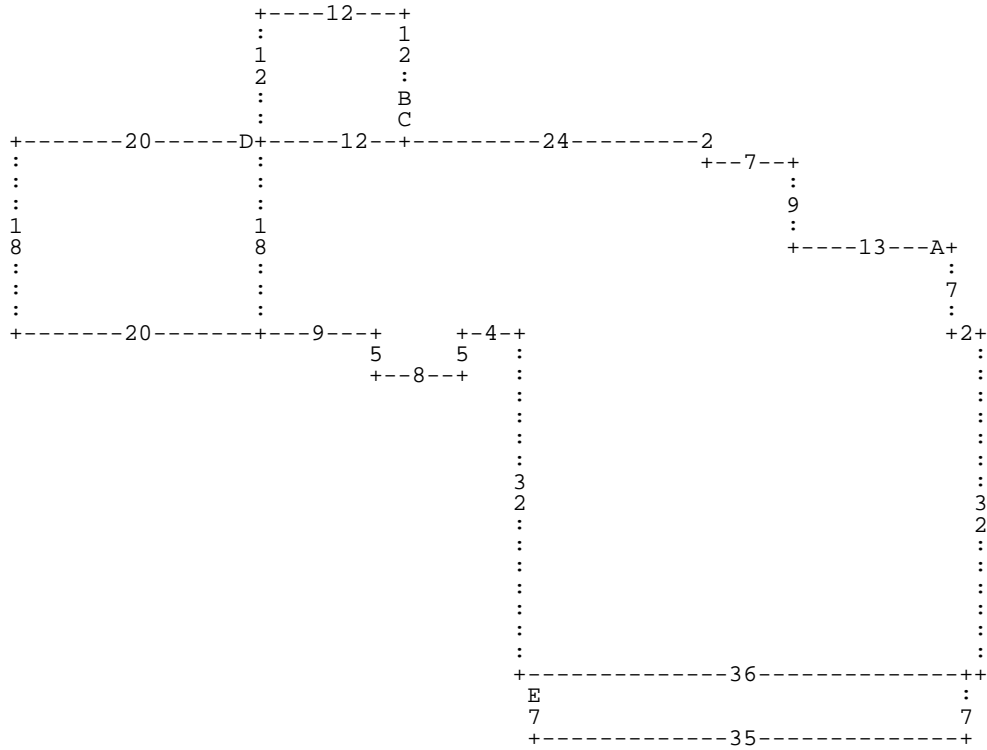
TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC CAN3 CANOPY-ECONOMY	100		144	18.75			102.00			2,754
AC 1021 GARAGE-ATT-FR	100		360	42.55			100.00			15,318
AC 1051 PORCH-OPEN-FR	100		144	38.80			102.00			5,698
AC 1051 PORCH-OPEN-FR	100		245	38.80			100.00			9,506
MA 111 SFR-1.0 STY	100		2075	136.00	1.00		95.25			268,795
- AR 10 FORCED AIR HEAT W/ A100	100		2075	.00						0
- BT BT FULL BATH	100		1-	5500.00						5,500-
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 02 VINYL SIDING	100		226	.00						0
- FC 48 VINYL/CARPET	100		2075	.00						0
- FN 02 CONT WALL-CONC BLOCK	100		226	.00						0
- IF 08 DRYWALL/PLASTER	100		2075	.00						0
- RC 04 METAL-CORRUGATED	100		2075	1.65						3,423
- RT 04 HIP ROOF	100		2075	.00						0

RCN...			PCT COMPLETE		100	x				303,661
QUAL..	C				100.00	x				303,662
DEPR..	RC				69.00	-		209,526		
ADDL..	AP		ADDT'L PHYSICAL DEPR		50.00	-		47,068		256,594 T
--ASV...										47,068

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES PRICE
CORRECTED CLEAR/WOODS AC FOR 2015				3030	192	WD	8/28/2023	A	650,000
REVIEW SFD WOODS GROWN UP/ AP 50% AND CORRECTED OBXS/JHB	AMOUNT			3014	317	QD	4/28/2023	F	
				2824	340	SWD	3/03/2020	C	
	AMOUNT			2257	193	TD	6/25/2007	P	230,000

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 B3	REC BLDG 14 X 17	238.00	85.00	1965	1986	MFR	75.00	100			3,793	
82 1151	PORCH-DET-FR 11 X 14	154.00	41.55	2000	2000	MAV	55.00	100			2,880	
83 020	BARN (GEN PURP) 17 X 17	289.00	13.50	1900	1968	MFR	75.00	100			688	
84 1143	SHELTER-OPEN 8 X 16	128.00	10.50	1900	1968	MFR	75.00	100			242	

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	AR	AC 5030	1.000	24,000.00		.00	.00	.00	100.00	.00	.00	.00	24,000	
2	AR	AC 5113	14.300	1,800.00		.00	.00	.00	97.00	.00	.00	97.00	24,967	
3	AR	AC 6113	20.000	700.00		.00	.00	.00	97.00	.00	.00	97.00	13,580	



:A DL13 DU9 DL7 DU2 DL24 :B DU12 DL12 DD12 DR12 * :C DU12 DL12 DD12 DR12 * DL12
 :D DL20 DD18 DR20 DU18 * DD18 DR9 DD5 DR8 DU5 DR4 DD32 DR1 :E DD7 DR35 DU7 DL35
 * DR36 DU32 DL2 DU7 *

A= MA 111	2,075.00 SFR-1.0 STY	B= AC 1051	144.00 PORCH-OPEN-FR	C= AC CAN3	144.00 CANOPY-ECONOM
D= AC 1021	360.00 GARAGE-ATT-FR	E= AC 1051	245.00 PORCH-OPEN-FR		

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 # of Units 3 Rms 2 Bedrms 1.0 Bathrms 1 HBaths

 TYPE/CODE/DESCRIPTION PCT %CMP UNITS RATE STR# STR% SIZ% HGT% PER% COST

PROPERTY NOTES:

PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES PRICE
			2043	280	WD	6/28/2004	X	221,000
AMOUNT					@	10/25/1999	@	
AMOUNT			69	327	WD	1/01/1901	X	

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
85 020	BARN (GEN PURP) 10 X 16	160.00	13.50	1900	1968	MFR	75.00	100			381	
86 1143	SHELTER-OPEN 10 X 16	160.00	10.50	1900	1968	MFR	75.00	100			296	
87 020	BARN (GEN PURP) 17 X 17	289.00	13.50	1965	1965	MFR	75.00	100			688	
88 038	SHED-IMPLEMENT 17 X 28	476.00	9.75	1968	1968	MFR	75.00	100			783	

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
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 NOTICE: 82 3/08/2024

Bldg No. Exempt Code
 Imp Desc: SHED-IMPLEMENT 17 X 28 EYB: 1968
 Grade : D AYB: 1968 Finished Area:
 # of Units Rms Bedrms Bathrms HBaths

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
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PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
89 020	BARN (GEN PURP) 16 X 28	448.00	13.50	1900	1968	MFR	75.00	100			1,021	
90 038	SHED-IMPLEMENT 16 X 28	448.00	9.75	1900	1968	MFR	75.00	100			737	
91 1143	SHELTER-OPEN 14 X 25	350.00	10.50	1900	1965	MFR	75.00	100			620	
92 020	BARN (GEN PURP) 18 X 25	450.00	13.50	1900	1965	MFR	75.00	100			1,025	

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHF%	OTH%	ADJ	FMV	EXMPT
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