

TEACHEY JIMMY W  
 6545 US 117 HWY  
 L2S3 BENTON EST 9.83AC  
 9.830 AC

Wilson County  
 N2 FOUND YR 2024 3607659244.000  
 6545 US 117 HWY  
 PIN: 3607 65 9244 000  
 DISTRICT: 16 C/SW/LEE WOODAR SWAF

ACCOUNT#: 69930082  
 NBHD: 8031 BLACK\_CREEK\_TWP  
 Plat Bk/Pg 20 18 APPR: JHB APPR DT: 5/07/2021  
 EXCD: NOTICE: 82 3/08/2024

Bldg No. 1  
 Imp Desc: R1.5 SFR-UPTO 1.5 STY EYB: 2001 6545 US 117 HWY Exempt Code  
 Grade : B-10 B-10 GRADE AYB: 1996 Finished Area: 2,434.00  
 # of Units 5 Rms 3 Bedrms 2.0 Bathrms 1 HBaths

LAND VALUE 41,153  
 MISC VALUE 20,916  
 BLDG VALUE 295,555  
 TOTAL VALUE 357,624

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1022 GARAGE-ATT-MAS	100		506	44.65			90.00			20,333
AC 1052 PORCH-OPEN-MAS	100		192	29.10			100.00			5,587
AC 1053 STOOP-MAS	100		16	19.40		100.00	120.00			372
AC 1064 DECK-WOOD	100		320	24.95			97.00			7,744
AC 1072 UTILITY STG-MAS	100		92	41.40			104.00			3,961
MA 112 SFR-1.5 STY	100		1148	116.00	2.12		92.38			123,019
MA 112 (UPPER FLOORS)	100		1286	116.00	2.12	100.00	92.38			137,807
- AR 10 FORCED AIR HEAT W/ A100			2434	.00						0
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 18 BRICK VENEER	100		138	35.00						4,830
- FC 20 HARDWOOD/CARPET	100		2434	2.00						4,868
- FN 03 CONT WALL-BRICK	100		138	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 48 CUSTOM INTERIOR	100		1148	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		1148	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1148	.00						0

RCN... PCT COMPLETE 100 x 317,288  
 QUAL.. B-10 115.00 x 364,882  
 DEPR.. RB 19.00 - 69,327 T  
 --ASV... 295,555

PROPERTY NOTES:

AUDIT REVIEW/CORRECTED OBXS/05/07/2021/JHB  
 PERMIT CODE: N MO/YR: 111995 NOTE: 82606

PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
AMOUNT			1554	684	WD	5/25/1995	X		25,000
AMOUNT									

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 009T	STABLE W/ TACK 52 X 36	1,872.00	29.25	1995	1995	MAV	65.00	100			17,248	
82 1142	LEAN-TO 10 X 52	520.00	4.80	2014	2014	MAV	20.00	100			1,997	
83 1133	CARPORT-DET-LC 18 X 20	360.00	5.80	2014	2014	MAV	20.00	100			1,671	
							.00					

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	AR	AC 5010	1.000	20,000.00		.00	.00	.00	100.00	.00	.00	.00	20,000	
2	AR	AC 5111	3.130	3,500.00		.00	.00	.00	117.00	.00	.00	117.00	12,817	
3	AR	AC 6111	5.700	1,250.00		.00	.00	.00	117.00	.00	.00	117.00	8,336	

