PHILLIPS MICHAEL A N2 FOUND YR 2024 **3638695385.000** **ACCOUNT#:** 1120603 PAGE 1
5309 FANGRA CT 5309 FANGRA CT **NBHD:** 8298 STANTONSBURG_TWP
4.70AC PIN: 3638 69 5385 000 Plat Bk/Pg 38 202 APPR: GRW APPR DT: 12/15/2020
4.700 AC **DISTRICT:** 17 C/SW/MOYTON FD SWAF 1.00 EXCD: NOTICE: 82 3/08/2024

Bldg No. 1 Exempt Code **LAND VALUE** 31,762
Imp Desc: R1.5 SFR-UPTO 1.5 STY EYB: 2003 5309 FANGRA CT **MISC VALUE** 27,813
Grade : B B GRADE AYB: 2003 Finished Area: 2,520.00 **BLDG VALUE** 376,414
# of Units 6 Rms 3 Bedrms 2.0 Bathrms 1 HBaths **TOTAL VALUE** 435,989

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1023 GARAGE-FRAME-W/FROG	100		780	63.80			85.00			42,299
AC 1051 PORCH-OPEN-FR	100		400	38.80			94.00			14,588
AC 1051 PORCH-OPEN-FR	100		192	38.80			100.00			7,449
AC 1061 PATIO-CONC	100		270	7.50			58.00			1,174
AC 1064 DECK-WOOD	100		240	24.95			100.00			5,988
AC 1080 BREEZEWAY	100		96	17.50		100.00	104.00			1,747
MA 112 SFR-1.5 STY	100		1400	116.00	1.80		91.63			148,806
MA 112 (UPPER FLOORS)	100		1120	116.00	1.80	100.00	91.63			119,044
- AR 10 FORCED AIR HEAT W/ A	100		2520	.00						0
- AT UAT UNF ATTIC	34		476	27.00			91.63			11,776
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 21 HARDBOARD SIDING	100		156	21.40						3,338
- FC 20 HARDWOOD/CARPET	100		2520	2.00						5,040
- FN 04 CONT WALL-STONE	100		156	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 01 DRYWALL	100		1400	.00						0
- RC 14 METAL-ENAMEL	100		1400	1.25						1,750
- RT 03 DOUBLE PITCH ROOF	100		1400	.00						0

RCN...	PCT COMPLETE	100	x		371,766	
QUAL.. B		125.00	x		464,708	
DEPR.. RC		19.00	-	88,294	88,294	T
--ASV...					376,414	

PROPERTY NOTES:
PERMIT CODE: N MO/YR: 042003 NOTE: 135000

PERMIT NO TYPE DATE	BOOK	PAGE	DT	DATE	QS	SALES PRICE
	2858	115	WD	10/14/2020	X	452,000
AMOUNT	1367	875	CMB	9/12/2011	Y	
			@	10/25/1999	@	
AMOUNT	1367	875	WD	2/28/1989		48,000

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR PCT	VALUE	EXMPT
81 1173	STG-FR 8 X 16	128.00	24.00	1996	1996	MAV	65.00	100		1,033	
83 009T	STABLE W/ TACK 36 X 36	1,296.00	29.25	1985	2015	MFR	45.00	100		14,073	
84 020	BARN (GEN PURP) 82 X 33	2,706.00	13.50	1960	1975	MAV	65.00	100		11,507	
85 1143	SHELTER-OPEN 12 X 18	216.00	10.50	2003	2003	MAV	46.00	100		1,200	

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	AR	AC 5020	1.000	16,000.00		.00	.00	.00	100.00	.00	.00	.00	16,000	
2	AR	AC 0122	3.700	3,000.00		.00	.00	.00	142.00	.00	.00	142.00	15,762	

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:                  +----------20---------+            :           1                           :
:                  :                    :            :           :                           :
1                  :                    :            1           C                           :
5                  1                    1            +-----12-----+                           :
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:                  :                    :            :           8                           0
:                  F                    E            H           :                           :
+---------18-------+-----------20--------+-----12-----+I----12-----+                           :
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:A DD28 :B DD8 DR50 DU8 DL50 * DR50 DU28 :I DR12 DU8 :C DU11 DR26 DD30 DL26 DU19 * DL12 DD8 * :H DU16 DL12 DD16 DR12 * DL12 :E DU12 DL20 DD12 DR20 * DL20 :F DU15 DL18 DD15 DR18 * DL18 *

A= MA 112	1,400.00 SFR-1.5 STY	**B=** AC 1051	400.00 PORCH-OPEN-FR	**C=** AC 1023	780.00 GARAGE-FRAME-
E= AC 1064	240.00 DECK-WOOD	**F=** AC 1061	270.00 PATIO-CONC	**H=** AC 1051	192.00 PORCH-OPEN-FR
I= AC 1080	96.00 BREEZEWAY				