

BOATENG BRIGHT
 2406 WINDING CREEK DR SW
 L3S1 DOWNING VILL 1.00LT
 .115 AC

N2 FOUND YR 2024 **3711247416.000**
 2406 WINDING CREEK DR SW
 PIN: 3711 24 7416 000
DISTRICT: 31 C/CIWI-WILSON

Wilson County
ACCOUNT#: 1125347
NBHD: 8092 DOWNING_VILLAGE
 Plat Bk/Pg 27 182 APPR: KRC APPR DT: 1/12/2022
EXCD: NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: 0501 SFR-PATIO HOME EYB: 2003 2406 WINDING CREEK DR SW Exempt Code
 Grade : C-05 C-05 GRADE AYB: 1998 Finished Area: 1,496.00
 # of Units 5 Rms 3 Bedrms 2.0 Bathrms HBaths

LAND VALUE 30,000
MISC VALUE 0
BLDG VALUE 165,047
TOTAL VALUE 195,047

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1061 PATIO-CONC	100		140	7.50			64.00			672
MA 161 SFR-PATIO HOME	100		1125	136.00	1.33		101.25			154,912
MA 161 (UPPER FLOORS)	100		371	136.00	1.33	100.00	101.25			51,086
- AR 10 FORCED AIR HEAT W/ A100			1496	.00						0
- EW 31 BRICK/VINYL COMBO	100		154	18.75						2,887
- FC 52 LAMINATE/CARPET	100		1496	1.50						2,244
- FN 06 SPREAD FOOTING	100		154	5.30-						816-
- FP 2 PREFAB	100		1	3500.00						3,500
- IF 30 DRYWALL/CUSTOM	100		1125	.00						0
- RC 02 COMPOSITION SHINGLE	100		1125	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1125	.00						0

RCN...			PCT COMPLETE		100	x				214,485
QUAL..		C-05			95.00	x				203,761
DEPR.. RC					19.00	-		38,714		38,714 T
--ASV...										165,047

PROPERTY NOTES:
 NEW FORECLOSURE PIC/JHB
 EW CORRECTION/AND GRADE UP TO C
 FIXED FC PER AUDIT 4'22 WBOR LISTING

PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
			2941	956	WD	1/07/2022			190,000
AMOUNT			2588	451	SWD	9/19/2014	I		70,000
			2552	939	TD	10/16/2013	P		82,500
AMOUNT			2405	941	WD	5/13/2010			108,000

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	SR6	LT 0150	1.000	30,000.00		.00	.00	.00	100.00	.00	.00	.00	30,000	

