

SIMPSON BRIAN D
 1734 MEADOWBROOK LN W
 L54S4 WESTWOOD 1.00LT
 .357 AC

N2 FOUND YR 2024 **3712321303.000**
 1734 MEADOWBROOK LN W
 PIN: 3712 32 1303 000
DISTRICT: 31 C/CIWI-WILSON

Wilson County

ACCOUNT#: 1126843
NBHD: 8365 WESTWOOD_WEST
 Plat Bk/Pg 9 12 APPR: KRC APPR DT: 4/28/2022
EXCD: NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: R1.0 SFR-1.0 STY EYB: 1990 1734 MEADOWBROOK LN W Exempt Code
 Grade : C+05 C+05 GRADE AYB: 1965 Finished Area: 2,039.00
 # of Units 6 Rms 3 Bedrms 2.0 Bathrms HBaths

LAND VALUE 30,000
MISC VALUE 2,599
BLDG VALUE 192,914
TOTAL VALUE 225,513

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1021 GARAGE-ATT-FR	100		143	42.55			120.00			7,301
AC 1041 CANOPY W/ SLAB	100		308	15.50			97.00			4,630
AC 1052 PORCH-OPEN-MAS	100		14	29.10			120.00			488
AC 1064 DECK-WOOD	100		20	24.95		100.00	225.00			1,122
MA 111 SFR-1.0 STY	100		2039	136.00	1.00		95.50			264,825
- AR 10 FORCED AIR HEAT W/ A100	100		2039	.00						0
- EW 31 BRICK/VINYL COMBO	100		218	18.75						4,087
- FC 20 HARDWOOD/CARPET	100		2039	2.00						4,078
- FN 03 CONT WALL-BRICK	100		218	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 01 DRYWALL	100		2039	.00						0
- RC 07 WOOD SHAKES/3D-SHING100	100		2039	.00						0
- RT 03 DOUBLE PITCH ROOF	100		2039	.00						0

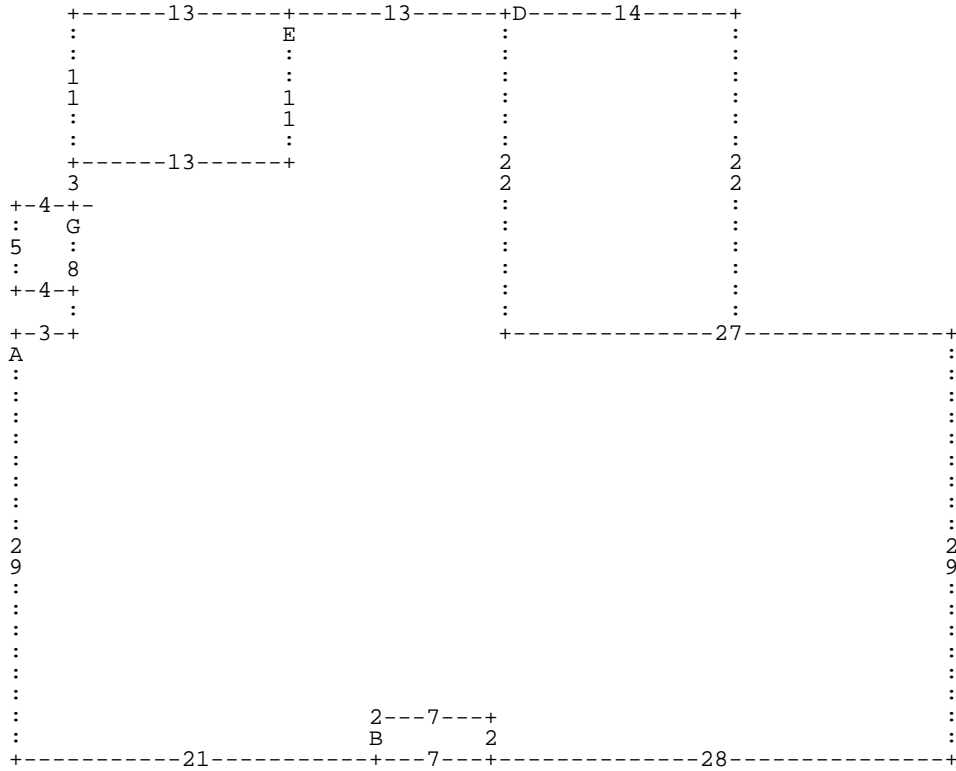
RCN...			PCT COMPLETE		100	x				291,631
QUAL..	C+05				105.00	x				306,212
DEPR.. RC					37.00	-		113,298		113,298
--ASV...										192,914

PROPERTY NOTES:
 ADDED SIDE PORCH, CORRECT FLRING, BATH COUNT
 UPDATE EYB PER RENO, FIXED GLA,GAR,PORCH PER AUDIT
 4'23 WBOR LISTING
 PERMIT CODE: A MO/YR: 031994 NOTE: 700

PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
			2960	477	WD	4/27/2022			216,000
AMOUNT			2736	88	WD	3/20/2018			120,000
			2211	272	CDTH	9/14/2016	E		
AMOUNT			2013	CDTH	CDTH	8/29/2013	E		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1173	STG-FR 16 X 12	192.00	24.00	2005	2005	MAV	40.00	100			2,599	
							.00					
							.00					
							.00					

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	SR4	LT 0100	1.000	30,000.00	175	.00	.00	.00	100.00	.00	.00	.00	30,000	



:A DD29 DR21 :B DU2 DR7 DD2 DL7 * DU2 DR7 DD2 DR28 DU29 DL27 DU22 :D DR14 DD22 D
 L14 DU22 * DL13 :E DD11 DL13 DU11 DR13 * DD11 DL13 DD3 :G DD5 DL4 DU5 DR4 * DD8
 DL3 *

- A= MA 111 2,039.00 SFR-1.0 STY B= AC 1052 14.00 PORCH-OPEN-MA D= AC 1041 308.00 CANOPY W/ SLA
- E= AC 1021 143.00 GARAGE-ATT-FR G= AC 1064 20.00 DECK-WOOD