

PERRY EDWARD CHARLES
 1221 WATSON DR NW
 1.560 AC 1.00LT

Wilson County
 N2 FOUND YR 2024 3712855106.000
 1221 WATSON DR NW
 PIN: 3712 85 5106 000
 DISTRICT: 31 C/CIWI-WILSON

ACCOUNT#: 1120335
 NBHD: 8152 KENAN_RA-12S
 Plat Bk/Pg 36 216 APPR: KRC APPR DT: 10/30/2020
 EXCD: NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: R2.0 SFR-UPTO 2.0 STY EYB: 1989 1221 WATSON DR NW Exempt Code
 Grade : B B GRADE AYB: 1979 Finished Area: 4,083.00
 # of Units 7 Rms 4 Bedrms 3.0 Bathrms 1 HBaths

LAND VALUE 76,000
 MISC VALUE 34,155
 BLDG VALUE 419,952
 TOTAL VALUE 530,107

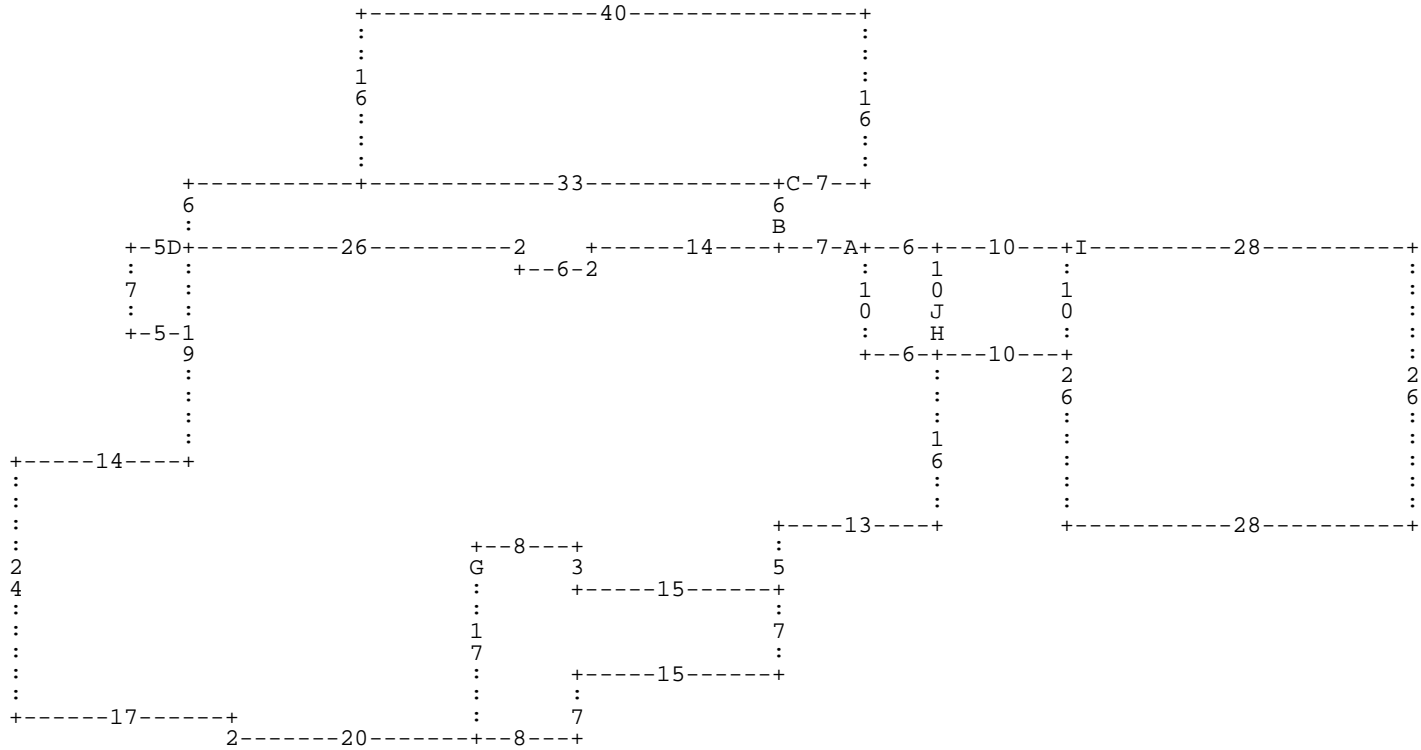
TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1023 GARAGE-FRAME-W/FROG	100		728	63.80		100.00	85.00			39,479
AC 1052 PORCH-OPEN-MAS	100		288	29.10			97.00			8,129
AC 1052 PORCH-OPEN-MAS	100		241	29.10			100.00			7,013
AC 1052 PORCH-OPEN-MAS	100		60	29.10			106.00			1,850
AC 1061 PATIO-CONC	100		640	7.50			55.00			2,640
AC 1071 UTILITY STG-FR	100		35	39.45			120.00			1,656
AC 1080 BREEZEWAY	100		100	17.50		100.00	104.00			1,820
MA 113 SFR-2.0 STY	100		2320	116.00	1.76		83.75			225,388
MA 113 (UPPER FLOORS)	100		1763	116.00	1.76	100.00	83.75			171,275
- AR 10 FORCED AIR HEAT W/	A100		4083	.00						0
- AT UAT UNF ATTIC	21		487	27.00			83.75			11,012
- 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		246	.00						0
- FC 38 HARDWOOD/CAR/TILE	100		4083	6.00						24,498
- FN 03 CONT WALL-BRICK	100		246	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 48 CUSTOM INTERIOR	100		2320	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		2320	.00						0
- RT 03 DOUBLE PITCH ROOF	100		2320	.00						0

RCN... PCT COMPLETE 100 x 509,027
 QUAL.. B 125.00 x 636,290
 DEPR.. RB 34.00 - 216,338 216,338 T
 --ASV... 419,952

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
NEW GARAGE COMP, NEW STORAGE AND PORCH COMP 4'18	BP17001343A		6/05/2017	2851	307	WD	9/04/2020			460,000
ATTACHED GARAGE TO HOME, FIXED SQFT, GRADE, FC, IF PER AUDIT	AMOUNT		20,000			CMB	11/13/2007	A		
4'21	BP170013420		6/05/2017			@	10/25/1999	@		
LANDSCAPE/HARDSCAPE IMPROVE? 4'23 \$100K NVC PER LISTING	AMOUNT		9,500	1169	72	WD	2/06/1979	X		72,500

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD. DEPR	PCT	VALUE	EXMPT
81 1173	STORAGE 012 X 016	192.00	24.00	1979	1984	MAV	65.00	100			1,516	
82 1182	POOL/VINYL 045 X 021	945.00	55.00	1994	1999	MAV	60.00	100			20,790	
84 1151	PORCH-DET-FR 4 X 16	64.00	41.55	1984	1984	MAV	65.00	100			950	
86 1173	STG-FR 16 X 20	320.00	24.00	2017	2017	MAV	14.00	100			5,945	

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	SR4	LT 0100	1.000	40,000.00	395	.00	.00	.00	190.00	.00	.00	190.00	76,000	



:A DL7 :B DU6 :C DR7 DU16 DL40 DD16 DR33 * DL46 DD6 DR26 DD2 DR6 DU2 DR14 * DL14
 DD2 DL6 DU2 DL26 :D DL5 DD7 DR5 DU7 * DD19 DL14 DD24 DR17 DD2 DR20 DU17 :G DD17
 DR8 DU7 DR15 DU7 DL15 DU3 DL8 * DR8 DD3 DR15 DU5 DR13 DU16 :H DU10 DL6 DD10 DR6
 * :J DU10 DR10 :I DR28 DD26 DL28 DU26 * DD10 DL10 * DL6 DU10 *

A= MA 113	2,320.00 SFR-2.0 STY	B= AC 1052	288.00 PORCH-OPEN-MA	C= AC 1061	640.00 PATIO-CONC
D= AC 1071	35.00 UTILITY STG-F	G= AC 1052	241.00 PORCH-OPEN-MA	H= AC 1052	60.00 PORCH-OPEN-MA
I= AC 1023	728.00 GARAGE-FRAME-	J= AC 1080	100.00 BREEZEWAY		

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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
PERMIT CODE: A MO/YR: 022004 NOTE: 20000											
		AMOUNT									
		AMOUNT									

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
87 1152	PORCH-DET-MAS 10 X 12	120.00	48.00	2017	2017	MAV	14.00	100			4,954	
							.00					
							.00					
							.00					

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