

MATHIS DAVID ERNEST  
 1307 KENAN ST W  
 .312 AC 1.00LT

N2 FOUND YR 2024 **3712856853.000**  
 1307 KENAN ST W  
 PIN: 3712 85 6853 000  
**DISTRICT:** 31 C/CIWI-WILSON

Wilson County

**ACCOUNT#:** 1120463 **PAGE** 1  
**NBHD:** 8152 KENAN\_RA-12S  
 Plat Bk/Pg APPR: KRC APPR DT: 10/19/2020  
 EXCD: NOTICE: 82 3/08/2024

Bldg No. 1  
 Imp Desc: R1.5A SFR-UPTO 1.5 STY W/ADDN EYB: 1991 1307 KENAN ST W Exempt Code **LAND VALUE** 40,000  
 Grade : A-10 A-10 GRADE AYB: 1953 Finished Area: 4,036.00 **MISC VALUE** 0  
 # of Units 8 Rms 4 Bedrms 4.0 Bathrms 1 HBaths **BLDG VALUE** 472,353  
**TOTAL VALUE** 512,353

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1052 PORCH-OPEN-MAS	100		144	29.10			102.00			4,274
AC 1052 PORCH-OPEN-MAS	100		96	29.10			104.00			2,905
AC 1072 UTILITY STG-MAS	100		154	41.40		100.00	60.00			3,825
MA 112 SFR-1.5 STY	100		2566	116.00	1.48		86.00			255,984
MA 112 (UPPER FLOORS)	100		1232	116.00	1.48	100.00	86.00			122,904
- AR 10 FORCED AIR HEAT W/ A100			3798	.00						0
- BT BT FULL BATH	100		2	5500.00						11,000
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 18 BRICK VENEER	100		256	35.00						8,960
- FC 20 HARDWOOD/CARPET	100		3798	2.00						7,596
- FN 06 SPREAD FOOTING	100		256	5.30-						1,356-
- IF 48 CUSTOM INTERIOR	100		2566	.00						0
- RC 02 COMPOSITION SHINGLE	100		2566	.00						0
- RT 03 DOUBLE PITCH ROOF	100		2566	.00						0
MA 191 SFR-ADDT FR	100		238	102.00	1.00		124.00			30,102
RCN...					100	x				449,861
QUAL..	A-10				140.00	x				629,804
DEPR..	RA				25.00	-		157,451		157,451 T
--ASV...										472,353

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
ADDITION TO SFD '05. INTER RENOV N 08	BP00008313R		1/29/2008	2855	99	SWD	9/28/2020			320,000
FIXED BATHCNT,AR PER AUDIT 4'21 WBOR LISTING	AMOUNT		10,000			@	10/25/1999	@		
PERMIT CODE: A MO/YR: 112004 NOTE: 19000				1717	961	WD	4/30/1999			360,000
PERMIT CODE: R MO/YR: 111997 NOTE: 45000	AMOUNT			1641	824	WD	9/30/1997	X		60,000

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	SR4	LT 7100	1.000	40,000.00	170	.00	.00	.00	100.00	.00	.00	.00	40,000	

