

NEWBY PETER N
 1720 ANDERSON ST NW
 L22-24 1.00LT
 .262 AC

Wilson County
 YR 2024 3712880749.000
 1720 ANDERSON ST NW
 PIN: 3712 88 0749 000
 DISTRICT: 31 C/CIWI-WILSON

ACCOUNT#: 1126063
 NBHD: 8057 CAVALIER_TERRACE_RA-12
 Plat Bk/Pg
 EXCD: NOTICE: 82 3/08/2024
 APPR: KRC APPR DT: 2/25/2022
 PAGE 1

Bldg No. 1
 Imp Desc: R1.0 SFR-1.0 STY
 Grade : C C GRADE
 # of Units 6 Rms 3 Bedrms 2.0 Bathrms HBaths
 EYB: 1988 1720 ANDERSON ST NW
 AYB: 1953 Finished Area: 1,939.00
 Exempt Code
 LAND VALUE 60,000
 MISC VALUE 659
 BLDG VALUE 163,980
 TOTAL VALUE 224,639

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1053 STOOP-MAS	100		142	19.40			102.00			2,809
AC 1064 DECK-WOOD	100		304	24.95			97.00			7,357
MA 111 SFR-1.0 STY	100		1939	136.00	1.00		96.38			254,156
- AR 10 FORCED AIR HEAT W/ A100	100		1939	.00						0
- EW 17 ALUMINUM SIDING	100		216	.00						0
- FC 20 HARDWOOD/CARPET	100		1939	2.00						3,878
- FN 02 CONT WALL-CONC BLOCK100	100		216	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 08 DRYWALL/PLASTER	100		1939	.00						0
- RC 02 COMPOSITION SHINGLE	100		1939	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1939	.00						0

RCN...			PCT COMPLETE		100	x				273,300
QUAL..		C			100.00	x				273,300
DEPR.. RC					40.00	-		109,320		109,320 T
--ASV...										163,980

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
1 OBNV				2950	60	WD	2/24/2022			219,500
ADDED BATH PER AUDIT 4'22 WBOR LISTING				AMOUNT		@	10/25/1999	@		
				1367	658	WD	2/27/1989			72,000
				AMOUNT	1195	415	WD	9/17/1980	X	48,500

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1173	STG-FR 8 X 10	80.00	24.00	1995	1995	MAV	65.00	100			659	
							.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	60,000.00	150	.00	.00	.00	100.00	.00	.00	.00	60,000	

