

WYATT JAMES B
 108 KINCAID AVE N
 BK-2 L36L37 1.00LT
 .176 AC

Wilson County
 YR 2024 3712969558.000
 108 KINCAID AVE N
 PIN: 3712 96 9558 000
 DISTRICT: 31 C/CIWI-WILSON

ACCOUNT#: 19871560
 NBHD: 8374 WILSON_CITY_CENTRAL_RA-6I
 Plat Bk/Pg 1 62 APPR: REV APPR DT: 7/17/2014
 EXCD: NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: R1.0 SFR-1.0 STY EYB: 1970 108 KINCAID AVE N Exempt Code
 Grade : C C GRADE AYB: 1948 Finished Area: 994.00
 # of Units 3 Rms 2 Bedrms 1.0 Bathrms HBaths

LAND VALUE 35,000
 MISC VALUE 1,382
 BLDG VALUE 54,884
 TOTAL VALUE 91,266

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1052 PORCH-OPEN-MAS	100		105	29.10			104.00			3,177
MA 111 SFR-1.0 STY	100		994	136.00	1.00		109.25			147,688
- AR 10 FORCED AIR HEAT W/ A100			994	.00						0
- BT BT FULL BATH	100		1-	5500.00						5,500-
- EW 01 WOOD FRAME	100		130	.00						0
- FC 20 HARDWOOD/CARPET	100		994	2.00						1,988
- FN 02 CONT WALL-CONC BLOCK	100		130	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 08 DRYWALL/PLASTER	100		994	.00						0
- RC 02 COMPOSITION SHINGLE	100		994	.00						0
- RT 03 DOUBLE PITCH ROOF	100		994	.00						0

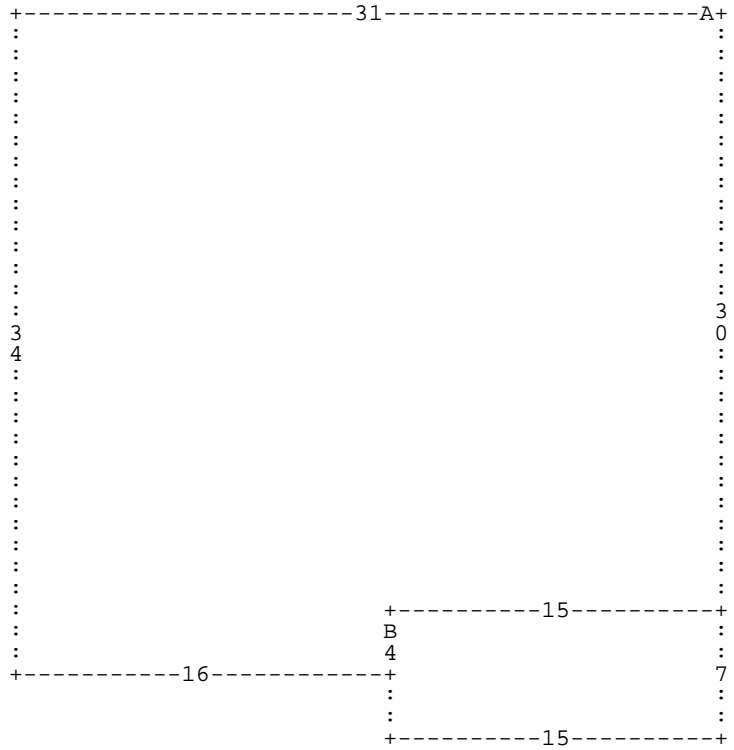
RCN...			PCT COMPLETE		100	x				152,453
QUAL..	C				100.00	x				152,453
DEPR.. RC					64.00	-		97,569		97,569 T
--ASV...										54,884

PROPERTY NOTES:

PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
AMOUNT			1237	19	WD	6/03/1983	X		39,000
AMOUNT									

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1173	STG-FR 8 X 16	128.00	24.00	1948	1973	MAV	65.00	100			1,033	
82 1142	LEAN-TO 12 X 16	192.00	4.80	1973	1973	MAV	65.00	100			349	
							.00					
							.00					

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	GR6	LT 0100	1.000	35,000.00	153	.00	.00	.00	100.00	.00	.00	.00	35,000	



:A DL31 DD34 DR16 DU4 :B DD7 DR15 DU7 DL15 * DR15 DU30 *

A= MA 111

994.00 SFR-1.0 STY

B= AC 1052

105.00 PORCH-OPEN-MA