

WINSTEAD ALAN B  
 2000 MCRAE RD NW  
 L24S1 WOODRIDGE 1.00LT  
 .469 AC

Wilson County  
 N2 FOUND YR 2024 3713004643.000  
 2000 MCRAE RD NW  
 PIN: 3713 00 4643 000  
 DISTRICT: 31 C/CIWI-WILSON

ACCOUNT#: 59666770  
 NBHD: 8404 WOODRIDGE-TANGLEWOOD  
 Plat Bk/Pg 18 109 APPR: KRC APPR DT: 10/31/2019  
 EXCD: NOTICE: 82 3/08/2024

Bldg No. 1  
 Imp Desc: R2.5 SFR-UPTO 2.5 STY EYB: 1995 2000 MCRAE RD NW Exempt Code  
 Grade : C+10 C+10 GRADE AYB: 1987 Finished Area: 2,651.00  
 # of Units 9 Rms 4 Bedrms 2.0 Bathrms 1 HBaths

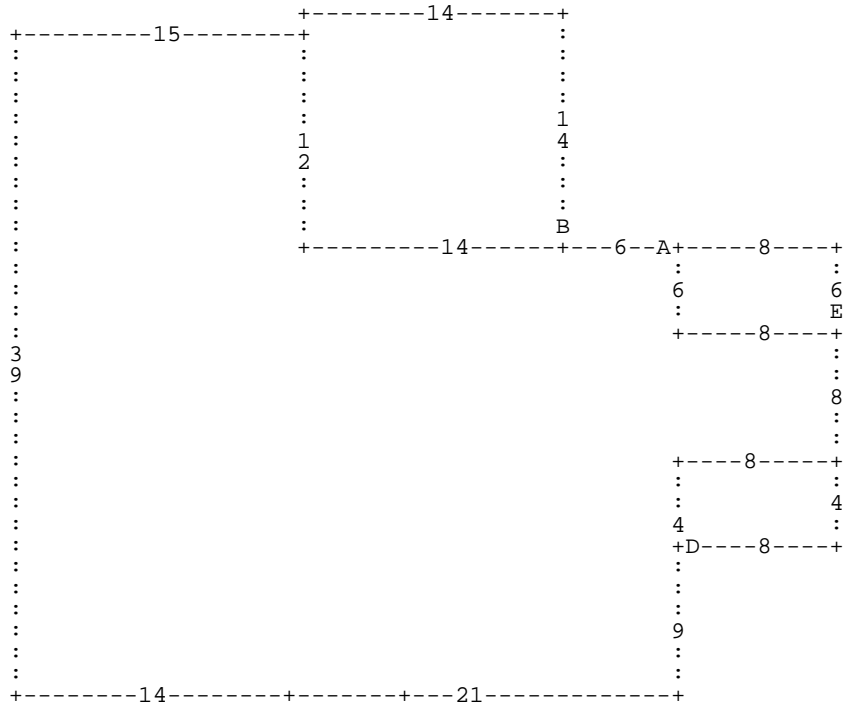
LAND VALUE 45,000  
 MISC VALUE 1,264  
 BLDG VALUE 233,727  
 TOTAL VALUE 279,991

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1052 PORCH-OPEN-MAS	100		32	29.10			120.00			1,117
AC 1053 STOOP-MAS	100		24	19.40			120.00			558
AC 1064 DECK-WOOD	100		196	24.95			100.00			4,890
AC 1072 UTILITY STG-MAS	100		48	41.40			88.00			1,748
MA 114 SFR-2.5 STY	100		1189	116.00	1.79		94.63			130,516
MA 114 (UPPER FLOORS)	100		939	116.00	1.79	100.00	94.63			103,074
AT FAT FIN ATTIC	44		523	68.00						35,564
- AR 10 FORCED AIR HEAT W/ A100			2128	.00						0
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 18 BRICK VENEER	100		164	35.00						5,740
- FC 20 HARDWOOD/CARPET	100		2128	2.00						4,256
- FN 03 CONT WALL-BRICK	100		164	.00						0
- FP 4 2STY SNGL/1STY DBL	100		1	8125.00						8,125
- IF 48 CUSTOM INTERIOR	100		1189	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		1189	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1189	.00						0
RCN... PCT COMPLETE					100	x				299,255
QUAL.. C+10					110.00	x				329,192
DEPR.. RC					29.00	-		95,465		95,465 T
--ASV...										233,727

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
CORRECTED UTILITY FROM FR TO MAS PER AUDIT WBOR LIST 4'20				2807	238	WD	10/25/2019			236,500
				2673	822	WD	10/17/2016			224,500
						@	10/25/1999	@		
				1553	557	WD	5/12/1995	X		156,000

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1173	STORAGE 010 X 016	160.00	24.00	1993	1993	MAV	65.00	100			1,264	
							.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	45,000.00		.00	.00	.00	100.00	.00	.00	.00	45,000	



:A DL6 :B DU14 DL14 DD14 DR14 \* DL14 DU12 DL15 DD39 DR14 :C DD4 DR6 DU4 DL6 \* DR  
 21 DU9 :D DR8 DU4 DL8 DD4 \* DU4 DR8 DU8 :E DU6 DL8 DD6 DR8 \* DL8 DU6 \*

A= MA 114  
 D= AC 1052

1,189.00 SFR-2.5 STY  
 32.00 PORCH-OPEN-MA

B= AC 1064  
 E= AC 1072

196.00 DECK-WOOD  
 48.00 UTILITY STG-M

C= AC 1053

24.00 STOOP-MAS