

DAFT HOLDINGS LLC
 404 VANCE ST NE
 .334 AC 1.00LT

Wilson County
 YR 2024 3722320810.000
 404 VANCE ST NE
 PIN: 3722 32 0810 000
 DISTRICT: 31 C/CIWI-WILSON

ACCOUNT#: 1124220
 NBHD: 8374 WILSON_CITY_CENTRAL_RA-6I
 Plat Bk/Pg
 EXCD: NOTICE: 82 3/08/2024
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 APPR: KRC APPR DT: 5/22/2023

Bldg No. 1
 Imp Desc: 6205 APARTMENT-DUPLEX/TRIPLEX EYB: 1981 404 VANCE ST NE Exempt Code
 Grade : D+10 D+10 GRADE AYB: 1890 Finished Area: 2,583.00
 # of Units 2 Rms Bedrms Bathrms HBaths
 LAND VALUE 35,000
 MISC VALUE 0
 BLDG VALUE 87,558
 TOTAL VALUE 122,558

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 2051 PORCH-OPEN-FR	100		400	38.80			94.00			14,588
AC 2053 STOOP-MAS	100		24	19.40		100.00	120.00			558
MA 251 APT-DUPLEX/TRIPLEX	100		2583	118.00	1.00		104.00			316,985
- AR 10 FORCED AIR HEAT W/ A100	100		2583	.00						0
- EW 02 VINYL SIDING	100		252	.00						0
- FC 10 SOFTWOOD	100		2583	4.35						11,236
- FN 03 CONT WALL-BRICK	100		252	.00						0
- FT 01 WOOD FRAME	100		2583	.00						0
- IF 08 DRYWALL/PLASTER	100		2583	.00						0
- RC 02 COMPOSITION SHINGLE	100		2583	.00						0
- RT 03 DOUBLE PITCH ROOF	100		2583	.00						0
RCN...			PCT COMPLETE		100	x				343,367
QUAL..	D+10				85.00	x				291,861
DEPR..	C50				70.00	-		204,303		204,303 T
--ASV...										87,558

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
BOER '00 REPAIR FIRE DAMAGE 4'18 UPDATE EYB	BP20220329R		2/01/2022	2931	583	WD	11/09/2021	X		60,000
CORRECT CLERICAL & HVAC FOR 09 REPAIRS TO JOISTS NVC 4'23	AMOUNT		12,310	2013E	73	WI	1/25/2013	E		
INTERIOR RENOVATION 4'24 RAISE EYB	BP17000553R		3/16/2017	2011	CDTH	CDTH	8/11/2011	E		
	AMOUNT		32,100	2350	419	WD	2/17/2009	A		

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	GR6	LT 0562		1.000	35,000.00	182	.00	.00	.00	100.00	.00	.00	.00	35,000	

