

SKINNER DARREN L
 306 VANCE ST NE
 BK-AL1L2L3 1.00LT
 .409 AC

Wilson County
 YR 2024 3722322550.000
 306 VANCE ST NE
 PIN: 3722 32 2550 000
 DISTRICT: 31 C/CIWI-WILSON

ACCOUNT#: 69945929 PAGE 1
 NBHD: 8374 WILSON_CITY_CENTRAL_RA-6I
 Plat Bk/Pg 1 236 APPR: KRC APPR DT: 10/05/2016
 EXCD: NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: 6405 APARTMENT-BOARDING HOUSE EYB: 1975 306 VANCE ST NE Exempt Code
 Grade : C-10 C-10 GRADE AYB: 1935 Finished Area: 2,639.00
 # of Units Rms Bedrms Bathrms HBaths
 LAND VALUE 35,000
 MISC VALUE 12,803
 BLDG VALUE 70,198
 TOTAL VALUE 118,001

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1052 PORCH-OPEN-MAS	100		342	29.10			97.00			9,653
MA 241 BOARDING HOUSE	100		1660	136.00	1.59		100.00			225,760
MA 241 (UPPER FLOORS)	100		979	136.00	1.59	100.00	100.00			133,144
- AR 10 FORCED AIR HEAT W/ A100			2639	.00						0
- EW 18 BRICK VENEER	100		176	35.00						6,160
- FC 25 ASPHALT TILE/CARPET	100		2639	1.25-						3,298-
- FN 03 CONT WALL-BRICK	100		176	.00						0
- IF 08 DRYWALL/PLASTER	100		1660	.00						0
- RC 02 COMPOSITION SHINGLE	100		1660	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1660	.00						0
RCN...			PCT COMPLETE		100	x				371,419
QUAL..	C-10				90.00	x				334,276
DEPR..	C50				79.00	-		264,078		264,078 T
--ASV...										70,198

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
ADDED HVAC CENT CONVERTED TO BOARDING HOUSE				2745	398	WD	6/01/2018			55,000
ADDED 1 FULL AND 1 HALF BATH				2606	115	WD	3/06/2015	A		70,000
				2013CD	0	CDTH	1/13/2013	X		
						@	10/25/1999	@		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1122	GAR-DET-MAS 21 X 30	630.00	59.25	1935	1973	MAV	65.00	100			12,803	
							.00					
							.00					
							.00					

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	UR	LT 0100	1.000	35,000.00	237	.00	.00	.00	100.00	.00	.00	.00	35,000	

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+-----38-----+
B
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9      9
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+-----38-----+
:A DL5 DU12 DL18 DD12 DL15 DD38 :B DD9 DR38 DU9 DL38 * DR38 DU38 *

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A= MA 241

1,660.00 BOARDING HOUS

B= AC 1052

342.00 PORCH-OPEN-MA