

BARNES TORASE L
 713 COBB RD
 L30S4 PINE RIDGE 1.00LT
 .289 AC

Wilson County
 N2 FOUND YR 2024 3735841023.000
 713 COBB RD
 PIN: 3735 84 1023 000
 DISTRICT: 7 C/CIEC/FRTO-ELM

ACCOUNT#: 69950896
 NBHD: 8232 PINE RIDGE
 Plat Bk/Pg 14 87 APPR: 16 APPR DT: 10/06/1999
 EXCD: NOTICE: 82 3/08/2024

Bldg No. 1
 Imp Desc: R1.0 SFR-1.0 STY EYB: 1994 713 COBB RD Exempt Code
 Grade : C-10 C-10 GRADE AYB: 1979 Finished Area: 1,080.00
 # of Units 4 Rms 3 Bedrms 1.0 Bathrms 1 HBaths

LAND VALUE 24,000
 MISC VALUE 388
 BLDG VALUE 108,613
 TOTAL VALUE 133,001

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1031 CARPORT	100		234	27.90			100.00			6,528
AC 1053 STOOP-MAS	100		28	19.40			120.00			651
AC 1064 DECK-WOOD	100		144	24.95			102.00			3,664
AC 1071 UTILITY STG-FR	100		78	39.45			106.00			3,261
MA 111 SFR-1.0 STY	100		1080	136.00	1.00		107.25			157,528
- AR 27 ELECTRIC HEAT PUMP	100		1080	.00						0
- BT BT FULL BATH	100		1-	5500.00						5,500-
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 01 WOOD FRAME	100		138	.00						0
- FC 06 CARPET	100		1080	.00						0
- FN 02 CONT WALL-CONC BLOCK	100		138	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 01 DRYWALL	100		1080	.00						0
- RC 02 COMPOSITION SHINGLE	100		1080	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1080	.00						0
RCN...			PCT COMPLETE		100	x				174,899
QUAL..	C-10				90.00	x				157,409
DEPR.. RC					31.00	-		48,796		48,796 T
--ASV...										108,613

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
2007 SALE \$5,503.75 CONCESSIONS				2658	211	WD	6/03/2016			85,000
	AMOUNT			2635	577	TD	11/13/2015	P		29,000
				2254	835	WD	6/13/2007			76,000
	AMOUNT			2140	551	WD	11/07/2005	X		63,500

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1173	STORAGE 009 X 010	90.00	24.00	1979	1979	MFR	75.00	100			388	
							.00					
							.00					
							.00					

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	R10	LT 0100	1.000	24,000.00	140	.00	.00	.00	100.00	.00	.00	.00	24,000	

