

BAKER SETH KOLBY
 6101 HOMESTEAD RD
 L3L4S5 BATCHELOR AC2.10AC
 2.100 AC

Wilson County
 N2 FOUND YR 2024 3736307289.000
 6101 HOMESTEAD RD
 PIN: 3736 30 7289 000
 DISTRICT: 23 C/SW/TOISNOT FD SWAF

ACCOUNT#: 170947025
 NBHD: 8331 TOISNOT
 Plat Bk/Pg 19 59
 1.00 EXCD: NOTICE: 82 3/08/2024
 APPR: REV APPR DT: 5/22/2015

Bldg No. 1
 Imp Desc: R1.5 SFR-UPTO 1.5 STY EYB: 2002 6101 HOMESTEAD RD Exempt Code
 Grade : C+05 C+05 GRADE AYB: 1992 Finished Area: 1,367.00
 # of Units 5 Rms 3 Bedrms 2.0 Bathrms HBaths
 LAND VALUE 32,832
 MISC VALUE 1,264
 BLDG VALUE 172,797
 TOTAL VALUE 206,893

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1051 PORCH-OPEN-FR	100		40	38.80			110.00			1,707
AC 1053 STOOP-MAS	100		20	19.40			120.00			465
AC 1064 DECK-WOOD	100		154	24.95			102.00			3,919
MA 112 SFR-1.5 STY	100		1367	116.00	1.00		102.88			163,137
- AR 10 FORCED AIR HEAT W/ A100			1367	.00						0
- AT UUS UNF UPPER STY	42		574	39.00			102.88			23,030
- EW 18 BRICK VENEER	100		152	35.00						5,320
- FC 48 VINYL/CARPET	100		1367	.00						0
- FN 03 CONT WALL-BRICK	100		152	.00						0
- FP 4 2STY SNGL/1STY DBL	100		1	8125.00						8,125
- IF 01 DRYWALL	100		1367	.00						0
- RC 02 COMPOSITION SHINGLE	100		1367	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1367	.00						0
RCN...		PCT COMPLETE			100	x				205,703
QUAL..	C+05				105.00	x				215,995
DEPR.. RC					20.00	-		43,198		43,198 T
--ASV...										172,797

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
HVAC CHANGEOUT 07/09/2012				1591	230	WD	10/25/1999	@		
CORRECTED LAND ADJUSTMENT	AMOUNT			1352	671	WD	6/04/1996			
	AMOUNT			1314	204	WD	6/01/1988			6,000
							12/01/1986	X		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1173	STG-FR 10 X 16	160.00	24.00	1980	1980	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	AR	AC 5010		1.000	25,000.00		.00	.00	.00	100.00	.00	.00	.00	25,000	
2	AR	AC 0121		1.100	4,000.00		.00	.00	.00	178.00	.00	.00	178.00	7,832	

