

Wilson County
LEYSHON ROBERT WAYNE N2 FOUND YR 2024 3743634137.000 ACCOUNT#: 15706360 PAGE 1
4644 A MATTHEWS RD 4644 A MATTHEWS RD NBHD: 8121 GARDNERS
TR-1A MATTHEWS LD 24.06AC PIN: 3743 63 4137 000 Plat Bk/Pg 7 63 APPR: REV APPR DT: 7/09/2015
24.060 AC DISTRICT: 23 C/SW/TOISNOT FD SWAF 1.00 EXCD: NOTICE: 82 3/08/2024

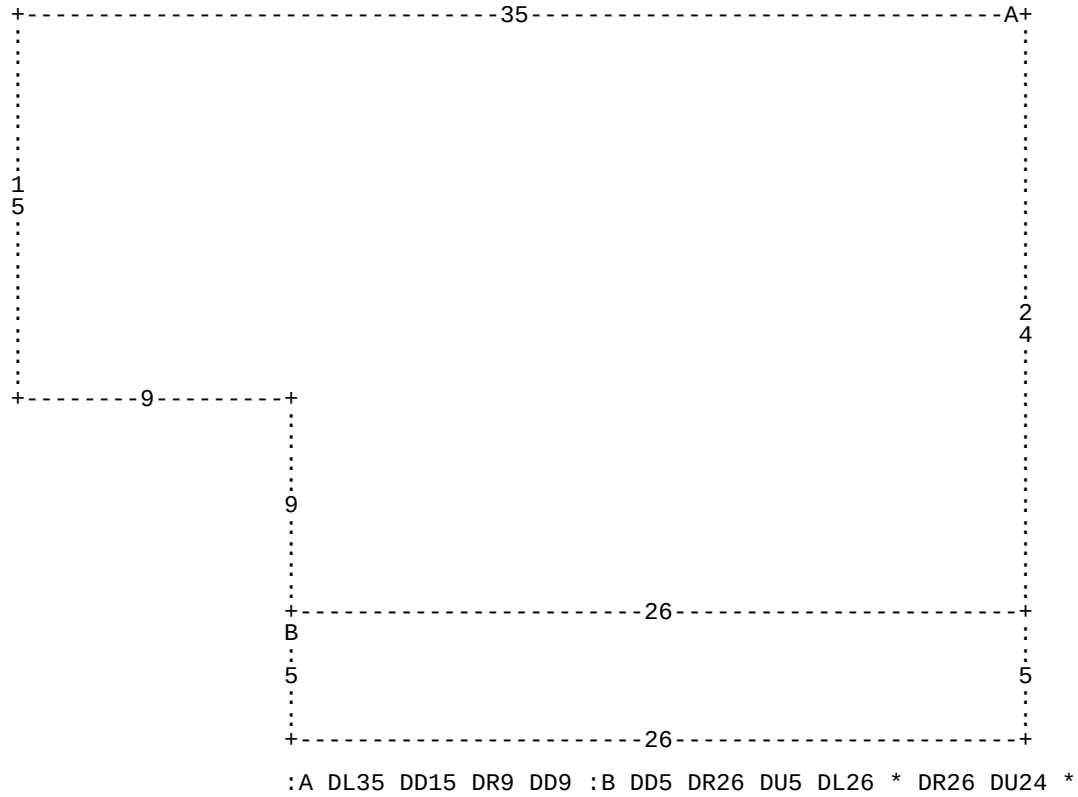
Bldg No. 1 Exempt Code LAND VALUE 84,649
Imp Desc: R2.0 SFR-UPTO 2.0 STY EYB: 1991 4644 A MATTHEWS RD MISC VALUE 9,229
Grade : C-05 C-05 GRADE AYB: 1991 Finished Area: 1,389.00 BLDG VALUE 104,026
of Units 3 Rms 2 Bedrms 1.0 Bathrms 1 HBaths TOTAL VALUE 197,904

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1051 PORCH-OPEN-FR	100		130	38.80			102.00			5,144
MA 113 SFR-2.0 STY	100		759	116.00	1.83		102.50			90,245
MA 113 (UPPER FLOORS)	100		630	116.00	1.83	100.00	102.50			74,907
- AR 10 FORCED AIR HEAT W/ A100			1389	.00						0
- BT BT FULL BATH	100		1-	5500.00						5,500-
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 02 VINYL SIDING	100		118	.00						0
- FC 48 VINYL/CARPET	100		1389	.00						0
- FN 03 CONT WALL-BRICK	100		118	.00						0
- IF 01 DRYWALL	100		759	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		759	.00						0
- RT 03 DOUBLE PITCH ROOF	100		759	.00						0
RCN...					100	X				168,463
QUAL..	C-05	PCT COMPLETE			95.00	X				160,039
DEPR.. RC					35.00	-		56,013		56,013 T
--ASV...										104,026

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES PRICE
				2101	171	WD	4/29/2005		107,000
	AMOUNT			2062	62	WD	10/05/2004	E	
	AMOUNT			1342	140	@	10/25/1999	@	
						WD	1/06/1988		30,000

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1121	GAR-DET-FR 16 X 24	384.00	51.50	1989	1991	MAV	65.00	100			6,922	
82 009	STABLE-LIVESTOCK 24 X 20	480.00	18.50	1993	1993	MFR	75.00	100			1,499	
83 1142	LEAN-TO 12 X 24	288.00	4.80	1991	1991	MAV	65.00	100			503	
84 1142	LEAN-TO 7 X 24	168.00	4.80	1993	1993	MAV	65.00	100			305	

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	AR	AC 5010	1.000	24,000.00		.00	.00	.00	100.00	.00	.00	.00	24,000	
2	AR	AC 5111	5.400	4,200.00		.00	.00	.00	100.00	.00	.00	.00	22,680	
3	AR	AC 6111	17.660	2,150.00		.00	.00	.00	100.00	.00	.00	.00	37,969	



A= MA 113

759.00 SFR-2.0 STY

B= AC 1051

130.00 PORCH-OPEN-FR