

BAKER FRANCES O
4679 MATTHEWS RD
L2 2.87AC
2.870 AC

Wilson County
YR 2024 3743734836.000
4679 MATTHEWS RD
PIN: 3743 73 4836 000
DISTRICT: 23 C/SW/TOISNOT FD SWAF

ACCOUNT#: 1104003
NBHD: 8121 GARDNERS
Plat Bk/Pg 30 218
EXCD: 1.00
APPR: REV APPR DT: 7/09/2015
NOTICE: 82 3/08/2024
PAGE 1

Bldg No. 1
Imp Desc: R1.5 SFR-UPTO 1.5 STY
Grade : B-10 B-10 GRADE
of Units 8 Rms 3 Bedrms 3.0 Bathrms HBaths
EYB: 2005 4679 MATTHEWS RD
AYB: 2001 Finished Area: 3,064.00
Exempt Code
LAND VALUE 37,178
MISC VALUE 2,883
BLDG VALUE 366,762
TOTAL VALUE 406,823

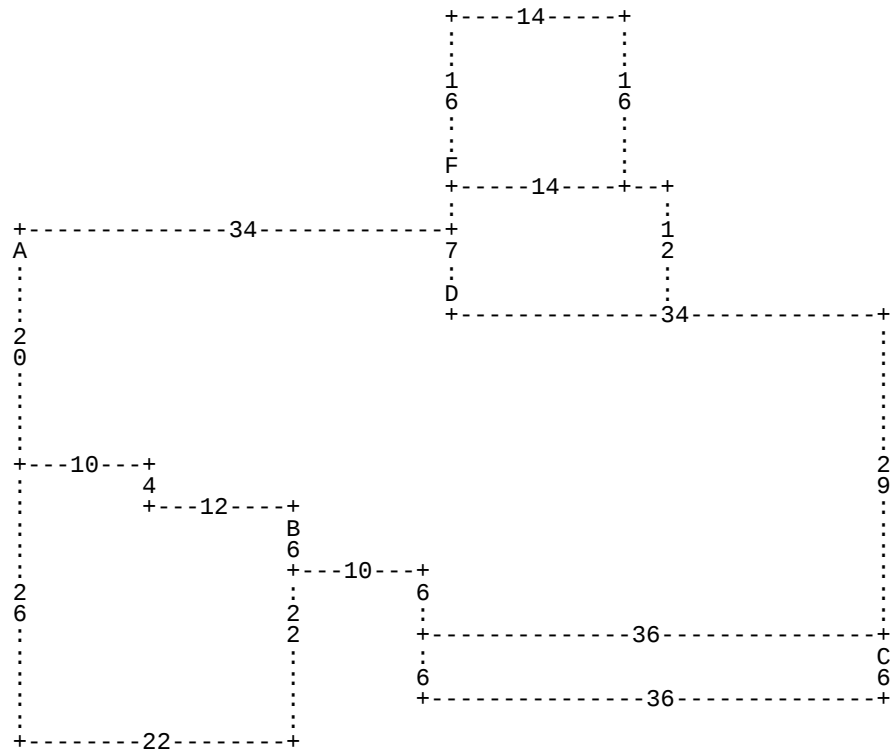
TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1021 GARAGE-ATT-FR	100		524	42.55			90.00			20,066
AC 1051 PORCH-OPEN-FR	100		216	38.80			100.00			8,380
AC 1054 PORCH-SCR-MAS	100		216	45.80			100.00			9,892
AC 1064 DECK-WOOD	100		224	24.95		100.00	100.00			5,588
MA 112 SFR-1.5 STY	100		1846	116.00	1.66		88.50			189,510
MA 112 (UPPER FLOORS)	100		1218	116.00	1.66	100.00	88.50			125,039
- AR 10 FORCED AIR HEAT W/ A100			3064	.00						0
- BT BT FULL BATH	0		1	5500.00						5,500
- EW 02 VINYL SIDING	100		208	.00						0
- FC 20 HARDWOOD/CARPET	100		3064	2.00						6,128
- FN 03 CONT WALL-BRICK	100		208	.00						0
- FP 3 1STY SNGL	100		1	5100.00						5,100
- IF 30 DRYWALL/CUSTOM	100		1846	.00						0
- RC 02 COMPOSITION SHINGLE	100		1846	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1846	.00						0

RCN...		PCT COMPLETE	100	X			375,203	
QUAL..	B-10		115.00	X			431,484	
DEPR.. RB			15.00	-	64,722		64,722	T
--ASV...							366,762	

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES PRICE
ADDED WDD 4 2012				2600	843	WD	1/09/2015	D	179,500
ADDED FINISHED ATTIC 7/11/13 ADJUSTED GRADE BASED ON INSPEC	AMOUNT			2586	37	WD	8/27/2014	C	
ADDED BATH UPSTAIRS				2547	875	TD	9/09/2013	P	
PERMIT CODE: N MO/YR: 032002 NOTE: 109567	AMOUNT			1920	259	WD	12/03/2002		170,000

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1104	PIER-FR 6 X 51	306.00	50.25	2001	2001	MFR	75.00	100			2,883	
							.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	24,000.00		.00	.00	.00	100.00	.00	.00	.00	24,000	
2	AR	AC 0121	1.600	5,000.00		.00	.00	.00	162.00	.00	.00	162.00	12,960	
3	AR	AC 9600	.270	500.00		.00	.00	.00	162.00	.00	.00	162.00	218	



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:A DD20 DR10 DD4 DR12 :B DD22 DL22 DU26 DR10 DD4 DR12 * DD6 DR10 DD6 DR36 :C DD6
DL36 DU6 DR36 * DU29 DL34 :D DU12 :F DU16 DR14 DD16 DL14 * DR18 DD12 DL18 * DU7
DL34 *
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A= MA 112
D= AC 1054

1,846.00 SFR-1.5 STY
216.00 PORCH-SCR-MAS

B= AC 1021
F= AC 1064

524.00 GARAGE-ATT-FR
224.00 DECK-WOOD

C= AC 1051

216.00 PORCH-OPEN-FR