

BAKER STEPHEN P
6307 HOLDENS CROSS RD
L1 4.890 AC

Wilson County
YR 2024 3761758060.000
6307 HOLDENS CROSS RD
PIN: 3761 75 8060 000
DISTRICT: 25 C/SW/BAKERTOWN SWAF

ACCOUNT#: 1017499
NBHD: 8121 GARDNERS
Plat Bk/Pg 36 209
EXCD: NOTICE: 82 3/08/2024
APPR: KRC APPR DT: 1/24/2020

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Bldg No. 1						Exempt Code		LAND VALUE		51,230	
Imp Desc: R1.0 SFR-1.0 STY		EYB: 1965	6307 HOLDENS CROSS RD				MISC VALUE		19,255		
Grade : C-05 C-05 GRADE		AYB: 1925	Finished Area:		1,672.00		BLDG VALUE		72,376		
# of Units 4 Rms 3 Bedrms 1.0 Bathrms HBaths						TOTAL VALUE		142,861			

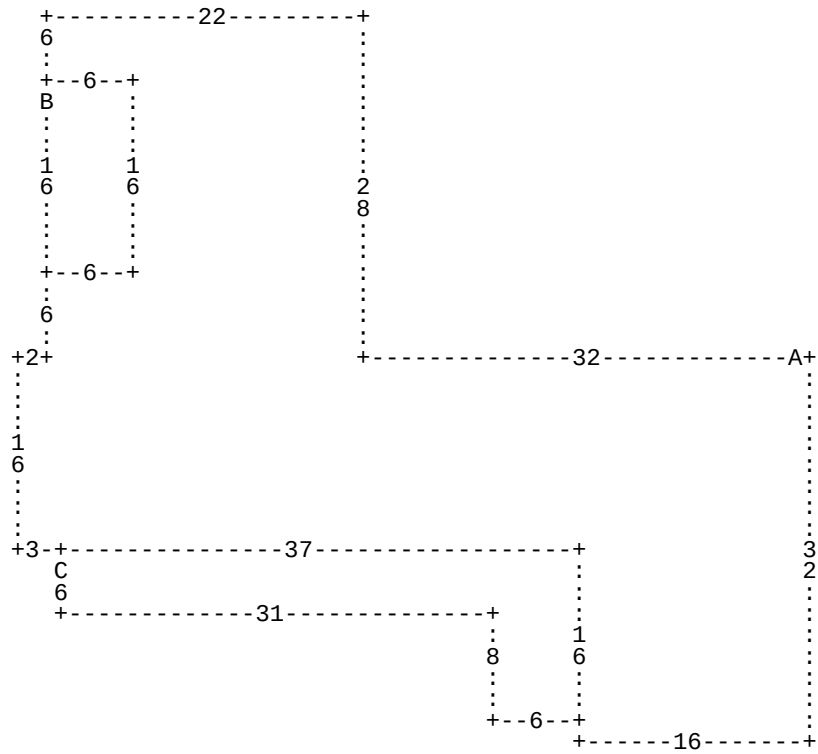
TYPE/CODE/DESCRIPTION		PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1051 PORCH-OPEN-FR		100		270	38.80			97.00			10,161
AC 1056 PORCH-ENCL-FR		100		96	58.20	1.00	100.00	104.00			5,810
MA 111 SFR-1.0 STY		100		1672	136.00	1.00		99.06			225,253
- AR 10 FORCED AIR HEAT W/ A100		100		1672	.00						0
- BT BT FULL BATH		100		1-	5500.00						5,500-
- EW 02 VINYL SIDING		100		244	.00						0
- FC 10 SOFTWOOD		100		1672	4.35						7,273
- FN 02 CONT WALL-CONC BLOCK		100		244	.00						0
- IF 01 DRYWALL		100		1672	.00						0
- RC 04 METAL-CORRUGATED		100		1672	1.65						2,758
- RT 03 DOUBLE PITCH ROOF		100		1672	.00						0

RCN...				PCT COMPLETE		100	X				245,755
QUAL..		C-05				95.00	X				233,468
DEPR.. RC						69.00	-		161,092		161,092 T
--ASV...											72,376

PROPERTY NOTES:				PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES PRICE
CORRECTED LAND CODE, SIZE ADJ & ADDED SHAPE ADJ FOR 2015							2727	956	WD	1/08/2018	E	
				AMOUNT			2008CD	0	CDTH	8/18/2008	E	
				AMOUNT					SPL	11/06/2007	#	
									SPL	6/01/2007	#	

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD. DEPR	PCT	VALUE	EXMPT
81 1121	GAR-DET-FR 24 X 24	576.00	51.50	1996	1996	MAV	65.00	100			10,383	
82 020	BARN (GEN PURP) 36 X 24	864.00	13.50	1960	1965	MAV	65.00	100			3,674	
83 1173	STG-FR 16 X 16	256.00	24.00	2019	2019	MAV	10.00	100			5,198	
							.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	3.890	5,000.00		.00	.00	.00	140.00	.00	.00	140.00	27,230	



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:A DL32 DU28 DL22 DD6 :B DD16 DR6 DU16 DL6 * DR6 DD16 DL6 DD6 DL2 DD16 DR3 :C DD
6 DR31 DD8 DR6 DU14 DL37 * DR37 DD16 DR16 DU32 *

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A= MA 111

1,672.00 SFR-1.0 STY

B= AC 1056

96.00 PORCH-ENCL-FR

C= AC 1051

270.00 PORCH-OPEN-FR