

KUSTER DIANE M
6411 TOWN CREEK RD
L2 1.22AC
1.220 AC

Wilson County
YR 2024 3763443513.000
6411 TOWN CREEK RD
PIN: 3763 44 3513 000
DISTRICT: 25 C/SW/BAKERTOWN SWAF

ACCOUNT#: 1023280
NBHD: 8121 GARDNERS
Plat Bk/Pg 22 175
EXCD: NOTICE: 82 3/08/2024
APPR: REV APPR DT: 7/29/2015

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Bldg No. 1 CK 4 REP/ALT & SFD 4 07
Imp Desc: R1.5 SFR-UPTO 1.5 STY
Grade : C+10 C+10 GRADE
of Units 5 Rms 3 Bedrms 2.0 Bathrms HBaths
EYB: 1997 6411 TOWN CREEK RD
AYB: 1992 Finished Area: 2,321.00
Exempt Code
LAND VALUE 26,420
MISC VALUE 15,990
BLDG VALUE 251,206
TOTAL VALUE 293,616

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1031 CARPORT	100		680	27.90			90.00			17,074
AC 1051 PORCH-OPEN-FR	100		474	38.80			90.00			16,552
AC 1054 PORCH-SCR-MAS	100		240	45.80			100.00			10,992
MA 112 SFR-1.5 STY	100		1488	116.00	1.56		93.31			161,059
MA 112 (UPPER FLOORS)	100		833	116.00	1.56	100.00	93.31			90,163
- AR 10 FORCED AIR HEAT W/ A100	100		2321	.00						0
- EW 02 VINYL SIDING	100		164	.00						0
- FC 20 HARDWOOD/CARPET	100		2321	2.00						4,642
- FN 03 CONT WALL-BRICK	100		164	.00						0
- FP 4 2STY SNGL/1STY DBL	100		1	8125.00						8,125
- IF 30 DRYWALL/CUSTOM	100		1488	.00						0
- RC 07 WOOD SHAKES/3D-SHING	100		1488	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1488	.00						0

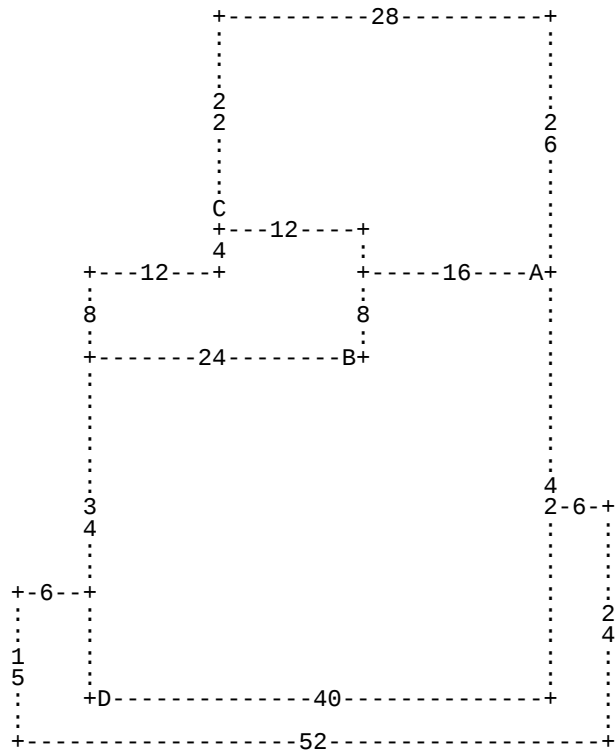
RCN...	PCT COMPLETE	100	X	308,607	
QUAL..		110.00	X	339,467	
DEPR.. RC		26.00	-	88,261	T
--ASV...				251,206	

PROPERTY NOTES:
SHELTER CHANGE AND 310 SHINGLES ENTERED IN 08
06/14/2007
PERMIT CODE: A MO/YR: 101997 NOTE: 4500

PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
			2276	559	WD	9/28/2007			200,000
AMOUNT			2198	82	WD	8/31/2006			156,000
AMOUNT			1400	812	@	10/25/1999			
					WD	7/06/1990	Z		

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD. DEPR	PCT	VALUE	EXMPT
81 1121	GAR-DET-FR 30 X 24	720.00	51.50	1968	1978	MAV	65.00	100			12,200	
82 1143	SHELTER-OPEN 24 X 16	384.00	10.50	1997	1998	MAV	65.00	100			1,355	
83 1143	SHELTER-OPEN 46 X 16	736.00	10.50	1997	1998	MAV	65.00	100			2,435	
							.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		.220	5,000.00		.00	.00	.00	220.00	.00	.00	220.00	2,420	



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:A DL16 DD8 :B DL24 DU8 DR12 DU4 :C DU22 DR28 DD26 DL16 DU4 DL12 * DR12 DD12 * D
L24 DD34 :D DR40 DU18 DR6 DD24 DL52 DU15 DR6 DD9 * DR40 DU42 *
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A= MA 112	1,488.00	SFR-1.5 STY	B= AC 1054	240.00	PORCH-SCR-MAS	C= AC 1031	680.00	CARPORT
D= AC 1051	474.00	PORCH-OPEN-FR						