JIMISON, DANIELLE CHEREA
437 CR CABE RD
FRANKLIN, NC 28734-4720
ACCOUNT NUMBER: 150931

# Macon County, North Carolina

**Tax Districts**
GENERAL COUNTY TAX, LANDFILL FEE RESIDENTIAL (1), CLARKS CHAPEL FIRE DIST TAX

Parcel: 6593557801
Tax Year: 2025
Reval Year: 2023
Appraised By: 20 on 01/02/2023
Information Source:E - ESTIMATE

## PARCEL INFORMATION

| | |
|---|---|
| **Address:** | 180 SIMPLICITY WOODS DR |
| **Neighborhood:** | 01107 - SIMPLICITY WOODS |
| **Road Type:** | S - STATE PAVED |
| **Township:** | 01 - FRANKLIN |
| **Utilities:** | PW-1, S-1 |
| **View:** | |

## PROPERTY DESCRIPTION

LOT 8
2.1300 AC

### PERMIT INFORMATION

| Code | Date | Permit # | Amount |
|---|---|---|---|
| BR | 12/10/2021 | BR-21-002161 | 0 |

## SALES INFORMATION

| Date | Sales Price | Valid | Book / Page |
|---|---|---|---|
| 10/22/2021 | 65000 | Y | I-41/1905 |
| 7/1/2021 | 15000 | N | A-41/2195 |

| | | | |
|---|---|---|---|
| **Plat Book:** | 5 | **Plat Card:** | 11497 |

## NOTES

## VALUE SUMMARY

| | |
|---|---|
| **LAND:** | 73,730 |
| **BUILDING:** | 107,080 |
| **OBXF:** | 0 |
| **TOTAL APPRAISED:** | 180,810 |
| **DEFERRED VALUE:** | 0 |
| **NET TAXABLE:** | 180,810 |

## LAND DATA - MARKET VALUE

| | MTH | CODE | DESCRIPTION | ZONING | TOPO 1 | TOPO 2 | PRICE PER ACRE | ACRES | ADJ 1 | ADJ 2 | ADJ 3 | UTILITIES | VALUE | NOTES |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | A | 0110 | RESIDENTIAL | | R | | 34,615 | 2.130 | T-25 | S-15 | | 4,000 | 73,730 | |
| | | | | | | | **Total Acres:** | **2.130** | | | | **Total Land Value:** | **73,730** | |

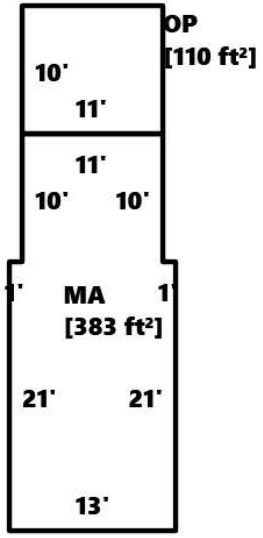
## OUTBUILDING DATA

| CODE | DESC | GRADE | COUNT | LENGTH | WIDTH | UNITS | UNIT PRICE | STORIES | AYB | EYB | COND | PHYS | FOBS | EOBS | % CMPLT | TAX VALUE | NOTES |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

## BUILDING DESCRIPTION

| | |
|---|---|
| VALUATION METHOD: | R - RESIDENTIAL |
| USE CODE: | TH - TINY HOME |
| STYLE: | TH - TINY HOME |
| FOUNDATION: | P - PIER |
| EXTERIOR WALL 1: | F - FRAME |
| EXTERIOR WALL 2: | |
| ROOF STRUCTURE: | G - GABLE |
| ROOF COVER: | M - METAL |
| BEDROOMS: | 1 |
| FULL BATHS: | 1 |
| HALF BATHS: | 0 |
| ADDITIONAL FIXTURES: | 0 |
| FIREPLACE TYPE/CNT/OPN/CH: | |
| ELEVATOR TYPE/COUNT/STOPS: | |
| PHYS OVERRIDE: | |
| ECONOMIC DEPRECIATION: | |
| FUNCTIONAL DEPRECIATION: | |
| SPECIAL CONDITION CODE: | |
| SPECIAL CONDITION VALUE: | |
| DESCRIPTION: | TH |
| REMARKS: | |
| HEATED SQUARE FEET: | 383 |

## BUILDING SKETCH




## BUILDING COMPUTATION

| | |
|---|---|
| REPLACEMENT COST NEW | 108,140 |
| PHYSICAL DEPRECIATION | 100% |
| FUNCTIONAL DEPRECIATION | |
| ECONOMIC DEPRECIATION | |
| % COMPLETE | |
| REPLACEMENT COST NEW LESS DEPRECIATION | 107,080 |

## BUILDING SECTION DETAIL

| TYPE | AREA | #ST | HEAT TYPE | HEAT% | AIR% | SPRINKLER% | GRADE | AYB | EYB | COND | P% | E% | F% | VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| MA | 383 | 1.0 | M | | 100% | | C | 2021 | 2021 | A | | | | 98780 |
| OP | 110 | 1.0 | | | | | | | | | | | | 8300 |