

Parcel: 5595793445

Tax Year: 2027

Reval Year: 2023

Appraised By: 21 on 05/10/2022

Information Source:E - ESTIMATE

Tax Districts

GENERAL COUNTY TAX, LANDFILL FEE RESIDENTIAL (1), NANTAHALA FIRE
DISTRICT TAX

PARCEL INFORMATION		PROPERTY DESCRIPTION				SALES INFORMATION			
Address:	371 BLACK BEAR TRL	LOT 10 PRESERVE AT LITTLE CHOGA 3.9800 AC				Date	Sales Price	Valid	Book / Page
Neighborhood:	09026 - PRESERVE VALLEY RD					5/31/2012	306500	N	Z-34/753
Road Type:	T - PRIVATE DIRT	PERMIT INFORMATION							
Township:	09 - NANTAHALA	Code	Date	Permit #	Amount				
Utilities:	S-1	BR	11/30/2020	BR-20-001845	250000				
View:	SR - SHORT RANGE					Plat Book:		Plat Card:	

NOTES	VALUE SUMMARY
Listed for \$429,900 7/26	LAND: 54,910 BUILDING: 288,970 OBXF: 0 TOTAL APPRAISED: 343,880 DEFERRED VALUE: 0 NET TAXABLE: 343,880

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	0150	RES VIEW		T		26,100	1.000				4,000	26,100	
2	A	0110	RESIDENTIAL				9,668	2.980	T-30			0	28,810	
Total Acres:								3.980	Total Land Value:				54,910	

OUTBUILDING DATA

[illegible]

BUILDING SKETCH

The sketch shows a building layout with three main rectangular sections and connecting passages:

- Top Section (OP):** Dimensions are 40' (width) and 9' (height). Area is [416 ft²].
- Middle Section (MA):** Dimensions are 40' (width) and 30' (height). Area is [1144 ft²].
- Bottom Section (OP):** Dimensions are 16' (width) and 5' (height). Area is [80 ft²].

Passages and connections between sections are labeled with their widths:

- Passage between Top and Middle sections: 26' (left), 4' (right).
- Passage between Middle and Bottom sections: 14' (right).

PRINTED: 8/29/2026 1:50:53 AM PRID:2529398-861519 GROUP:0 Page 2 of 2 LAST UPDATED 7/21/2026 4:03:01 PM BY SLK