ROZINSKI HOLDINGS LLC
275 DANBURY LN NW
ATLANTA, GA 30327-3406
ACCOUNT NUMBER: 104445

Macon County, North Carolina

Tax Districts
GENERAL COUNTY TAX, NANTAHALA FIRE DISTRICT TAX

Parcel: 6505353318
Tax Year: 2026
Reval Year: 2023
Appraised By: 21 on 04/25/2022
Information Source:E - ESTIMATE

PARCEL INFORMATION

Address:	INDIAN LAKE RD
Neighborhood:	09007 - LITTLE CHOGA'S PLACE
Road Type:	T - PRIVATE DIRT
Township:	09 - NANTAHALA
Utilities:	
View:	SR - SHORT RANGE

PROPERTY DESCRIPTION

LOT 20 THE VISTA AT NANTAHALA LAKE
1.4300 AC

PERMIT INFORMATION

Code	Date	Permit #	Amount

SALES INFORMATION

Date	Sales Price	Valid	Book / Page
6/29/2016	50000	N	J-37/1805
11/20/2015	50000	Y	B-37/246
9/21/2005	110000	Y	O-29/2343

Plat Book:	4	**Plat Card:**	4592

NOTES

VALUE SUMMARY

LAND:	66,370
BUILDING:	0
OBXF:	0
TOTAL APPRAISED:	66,370
DEFERRED VALUE:	0
NET TAXABLE:	66,370

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		R		46,413	1.430				0	66,370	
							Total Acres:	**1.430**			**Total Land Value:**		**66,370**	

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:
USE CODE:
STYLE:
FOUNDATION:
EXTERIOR WALL 1:
EXTERIOR WALL 2:
ROOF STRUCTURE:
ROOF COVER:
BEDROOMS:
FULL BATHS:
HALF BATHS:
ADDITIONAL FIXTURES:
FIREPLACE TYPE/CNT/OPN/CH:
ELEVATOR TYPE/COUNT/STOPS:
PHYS OVERRIDE:
ECONOMIC DEPRECIATION:
FUNCTIONAL DEPRECIATION:
SPECIAL CONDITION CODE:
SPECIAL CONDITION VALUE:
DESCRIPTION:
REMARKS:
HEATED SQUARE FEET:

BUILDING SKETCH

BUILDING COMPUTATION

REPLACEMENT COST NEW
PHYSICAL DEPRECIATION
FUNCTIONAL DEPRECIATION
ECONOMIC DEPRECIATION
% COMPLETE
REPLACEMENT COST NEW LESS DEPRECIATION

BUILDING SECTION DETAIL

TYPE	AREA	#ST	HEAT TYPE	HEAT%	AIR%	SPRINKLER%	GRADE	AYB	EYB	COND	P%	E%	F%	VALUE