MINTZ, JUSTIN JACKSON
MINTZ, CANDICE MASON
198 SANDY DAVIS DR
TOPTON, NC 28781
ACCOUNT NUMBER: 125174

Macon County, North Carolina

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

Parcel: 6527106598
Tax Year: 2027
Reval Year: 2023
Appraised By: 21 on 04/07/2022
Information Source:E - ESTIMATE

PARCEL INFORMATION

Address:	198 SANDY DAVIS DR
Neighborhood:	09000 - NANTAHALA RURAL
Road Type:	T - PRIVATE DIRT
Township:	09 - NANTAHALA
Utilities:	W-1, S-1, MH-1
View:	SR - SHORT RANGE

PROPERTY DESCRIPTION

RD 1423
13.4000 AC

PERMIT INFORMATION

Code	Date	Permit #	Amount

SALES INFORMATION

Date	Sales Price	Valid	Book / Page
12/12/2011	40000	N	R-34/1611

Plat Book: **Plat Card:**

NOTES

S/W AT 202 SANDY DAVIS DR N/V listed for 599,000 10/25
REDUCED TO 598,900 2/26

VALUE SUMMARY

LAND:	109,700
BUILDING:	326,810
OBXF:	0
TOTAL APPRAISED:	436,510
DEFERRED VALUE:	0
NET TAXABLE:	436,510

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	T	8,187	13.400	T-25			20,000	109,700	
							Total Acres:	**13.400**			**Total Land Value:**		**109,700**	

OUTBUILDING DATA

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

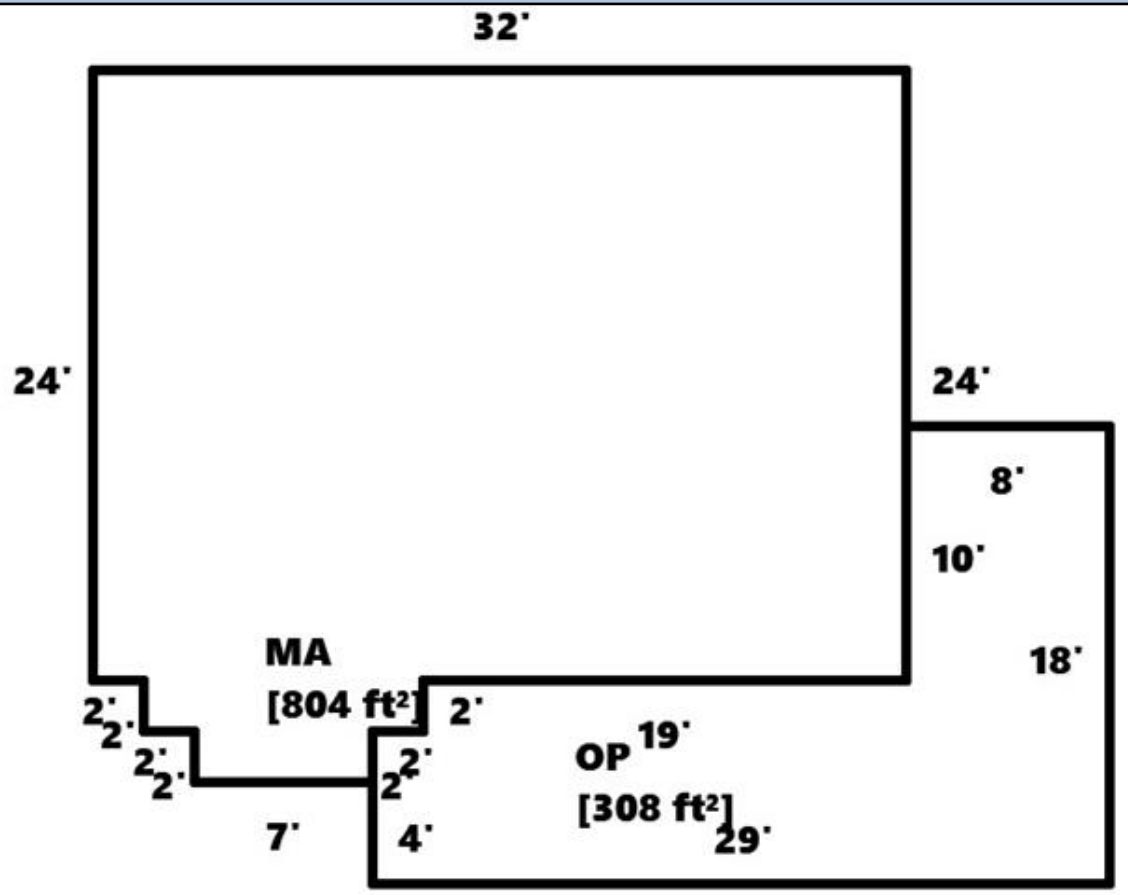
BUILDING DESCRIPTION

VALUATION METHOD:	R - RESIDENTIAL
USE CODE:	D - DWELLING
STYLE:	C - CONVENTIONAL
FOUNDATION:	C - CONTINUOUS WALL
EXTERIOR WALL 1:	F - FRAME
EXTERIOR WALL 2:	
ROOF STRUCTURE:	G - GABLE
ROOF COVER:	A - ASPH SHINGLE
BEDROOMS:	3
FULL BATHS:	2
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:	2/S FR DWLG
REMARKS:	
HEATED SQUARE FEET:	1,608

BUILDING COMPUTATION

REPLACEMENT COST NEW	347,670
PHYSICAL DEPRECIATION	6%
FUNCTIONAL DEPRECIATION	
ECONOMIC DEPRECIATION	
% COMPLETE	
REPLACEMENT COST NEW LESS DEPRECIATION	326,810

BUILDING SKETCH



BUILDING SECTION DETAIL

TYPE	AREA	#ST	HEAT TYPE	HEAT%	AIR%	SPRINKLER%	GRADE	AYB	EYB	COND	P%	E%	F%	VALUE
MA	804	2.0	P		100%		C+10	2015	2015	A	94%			166410
FUS	804	1.0									94%			142600
OP	308	1.0									94%			17800