MINER, RANDY LEE
MINER, LINDA SUSAN
1863 ENTERPRISE LN
TITUSVILLE, FL 32796-3948
ACCOUNT NUMBER: 160463

Macon County, North Carolina

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

Parcel: 6564786485
Tax Year: 2027
Reval Year: 2023
Appraised By: 12 on 07/31/2025
Information Source:E - ESTIMATE

PARCEL INFORMATION

Address:	41 MINT LAKE CT E, UNIT A
Neighborhood:	08027 - MINT LAKE VILLAS
Road Type:	R - PVD PRIVATE
Township:	08 - CARTOOGECHAYE
Utilities:	A-1
View:	

PROPERTY DESCRIPTION

UNIT 3A MINT LAKE VILLAS
0.0300 AC

PERMIT INFORMATION

Code	Date	Permit #	Amount

SALES INFORMATION

Date	Sales Price	Valid	Book / Page
7/2/2025	235000	N	U-43/1272
6/24/2024	210000	Y	E-43/1837
8/16/2013	62000	Y	U-35/1905
3/3/2011	0	N	1A/9522

Plat Book: **Plat Card:**

NOTES

LISTED FOR 249,000 4/26

VALUE SUMMARY

LAND:	25,000
BUILDING:	134,240
OBXF:	0
TOTAL APPRAISED:	159,240
DEFERRED VALUE:	0
NET TAXABLE:	159,240

LAND DATA - MARKET VALUE

	MTH	CODE	DESCRIPTION	ZONING	TOPO 1	TOPO 2	PRICE PER UNIT	UNITS	ADJ 1	ADJ 2	ADJ 3	UTILITIES	VALUE	NOTES
1	L	0110	RESIDENTIAL		R		25,000	1.000				0	25,000	

Total Acres: **1.000** **Total Land Value:** **25,000**

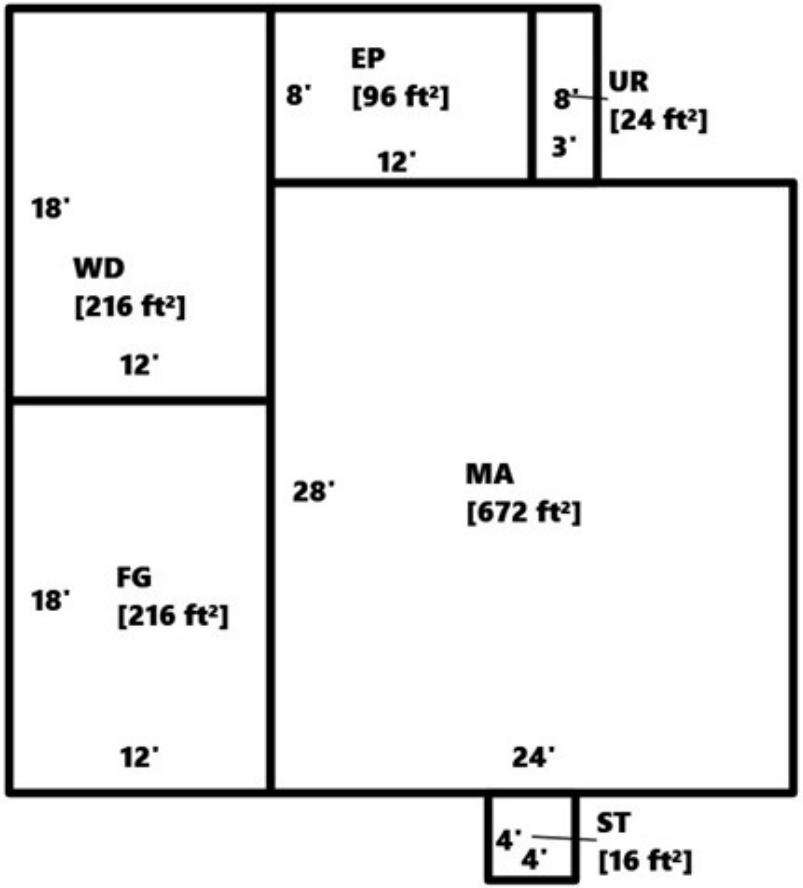
OUTBUILDING DATA

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:	T - TOWNHOUSE
STYLE:	C - CONVENTIONAL
FOUNDATION:	S - SLAB
EXTERIOR WALL 1:	F - FRAME
EXTERIOR WALL 2:	
ROOF STRUCTURE:	G - GABLE
ROOF COVER:	A - ASPH SHINGLE
BEDROOMS:	1
FULL BATHS:	1
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:	1/S FR TOWNHOUSE
REMARKS:	MINT LAKE VILLA 3A
HEATED SQUARE FEET:	672

BUILDING SKETCH



BUILDING COMPUTATION

REPLACEMENT COST NEW	176,620
PHYSICAL DEPRECIATION	24%
FUNCTIONAL DEPRECIATION	
ECONOMIC DEPRECIATION	
% COMPLETE	
REPLACEMENT COST NEW LESS DEPRECIATION	134,240

BUILDING SECTION DETAIL

TYPE	AREA	#ST	HEAT TYPE	HEAT%	AIR%	SPRINKLER%	GRADE	AYB	EYB	COND	P%	E%	F%	VALUE
MA	672	1.0	P		100%		C-10	1998	1998	A	76%			100340
EP	96	1.0									76%			9500
FG	216	1.0									76%			18300
ST	16	1.0									76%			300
UR	24	1.0									76%			1200
WD	216	1.0									76%			4600