

ANDERSON, ROBERT E.  
36 DOBSON ROAD  
FRANKLIN, NC 28734  
ACCOUNT NUMBER: 132998

## Macon County, North Carolina

Parcel: 6583281722

Tax Year: 2027

Reval Year: 2023

Appraised By: 21 on 01/11/2023

Information Source:E - ESTIMATE

## Tax Districts

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

| PARCEL INFORMATION   |                       | PROPERTY DESCRIPTION |             |                 |               | SALES INFORMATION |                    |                   |                    |
|----------------------|-----------------------|----------------------|-------------|-----------------|---------------|-------------------|--------------------|-------------------|--------------------|
| <b>Address:</b>      | 36 DOBSON RD          | PATTON RD 1148       |             |                 |               | <b>Date</b>       | <b>Sales Price</b> | <b>Valid</b>      | <b>Book / Page</b> |
| <b>Neighborhood:</b> | 01061 - PATTON VALLEY | 0.7500 AC            |             |                 |               | 5/20/2014         | 0                  | N                 | F-36/872           |
| <b>Road Type:</b>    | S - STATE PAVED       | PERMIT INFORMATION   |             |                 |               |                   |                    |                   |                    |
| <b>Township:</b>     | 01 - FRANKLIN         | <b>Code</b>          | <b>Date</b> | <b>Permit #</b> | <b>Amount</b> |                   |                    |                   |                    |
| <b>Utilities:</b>    | W-1, S-1              |                      |             |                 |               |                   |                    |                   |                    |
| <b>View:</b>         |                       |                      |             |                 |               | <b>Plat Book:</b> |                    | <b>Plat Card:</b> |                    |

## NOTES

Listed for \$299,900 6/26

## VALUE SUMMARY

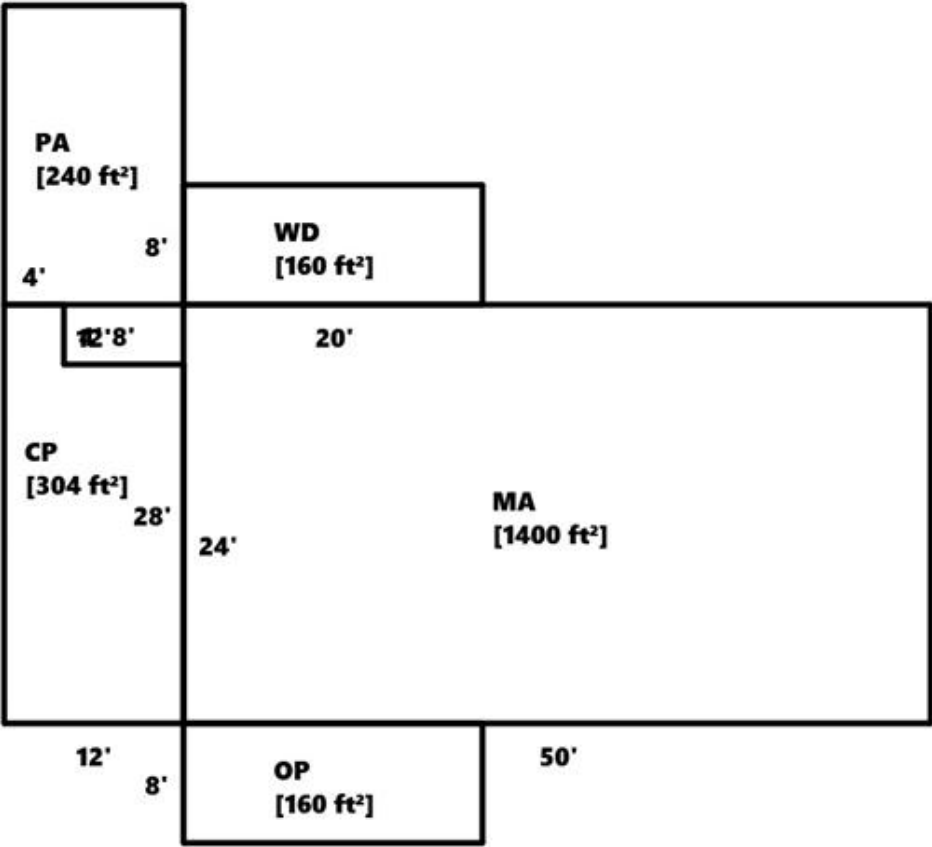
|                  |         |
|------------------|---------|
| LAND:            | 47,500  |
| BUILDING:        | 171,700 |
| OBXF:            | 0       |
| TOTAL APPRAISED: | 219,200 |
| DEFERRED VALUE:  | 0       |
| NET TAXABLE:     | 219,200 |

## LAND DATA - MARKET VALUE

|                     | MTH | CODE | DESCRIPTION | ZONING | TOPO<br>1 | TOPO<br>2 | PRICE PER<br>ACRE | ACRES        | ADJ 1                    | ADJ 2 | ADJ 3 | UTILITIES     | VALUE  | NOTES |
|---------------------|-----|------|-------------|--------|-----------|-----------|-------------------|--------------|--------------------------|-------|-------|---------------|--------|-------|
| 1                   | A   | 0110 | RESIDENTIAL |        | R         |           | 63,333            | 0.750        |                          |       |       | 10,000        | 47,500 |       |
|                     |     |      |             |        |           |           |                   |              |                          |       |       |               |        |       |
|                     |     |      |             |        |           |           |                   |              |                          |       |       |               |        |       |
|                     |     |      |             |        |           |           |                   |              |                          |       |       |               |        |       |
|                     |     |      |             |        |           |           |                   |              |                          |       |       |               |        |       |
|                     |     |      |             |        |           |           |                   |              |                          |       |       |               |        |       |
|                     |     |      |             |        |           |           |                   |              |                          |       |       |               |        |       |
|                     |     |      |             |        |           |           |                   |              |                          |       |       |               |        |       |
|                     |     |      |             |        |           |           |                   |              |                          |       |       |               |        |       |
| <b>Total Acres:</b> |     |      |             |        |           |           |                   | <b>0.750</b> | <b>Total Land Value:</b> |       |       | <b>47,500</b> |        |       |

## OUTBUILDING DATA

[illegible]

| BUILDING DESCRIPTION                   |                     | BUILDING SKETCH                                                                    |  |
|----------------------------------------|---------------------|------------------------------------------------------------------------------------|--|
| 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:             | FP/1/1/1            |                                                                                    |  |
| ELEVATOR TYPE/COUNT/STOPS:             |                     |                                                                                    |  |
| PHYS OVERRIDE:                         |                     |                                                                                    |  |
| ECONOMIC DEPRECIATION:                 |                     |                                                                                    |  |
| FUNCTIONAL DEPRECIATION:               |                     |                                                                                    |  |
| SPECIAL CONDITION CODE:                |                     |                                                                                    |  |
| SPECIAL CONDITION VALUE:               |                     |                                                                                    |  |
| DESCRIPTION:                           | 1/S FR DWLG & B     |                                                                                    |  |
| REMARKS:                               |                     |                                                                                    |  |
| HEATED SQUARE FEET:                    | 1,400               |                                                                                    |  |
| BUILDING COMPUTATION                   |                     |                                                                                    |  |
| REPLACEMENT COST NEW                   | 260,140             |                                                                                    |  |
| PHYSICAL DEPRECIATION                  | 34%                 |                                                                                    |  |
| FUNCTIONAL DEPRECIATION                |                     |                                                                                    |  |
| ECONOMIC DEPRECIATION                  |                     |                                                                                    |  |
| % COMPLETE                             |                     |                                                                                    |  |
| REPLACEMENT COST NEW LESS DEPRECIATION | 171,700             |                                                                                    |  |

[illegible]