BUSBY, CHRISTOPHER
308 MAGAZINE ST
ABBEVILLE, SC 29620-2216
ACCOUNT NUMBER: 159091

Macon County, North Carolina

Tax Districts
GENERAL COUNTY TAX, OTTO FIRE DISTRICT TAX

Parcel: 6590026717
Tax Year: 2026
Reval Year: 2023
Appraised By: 25 on 07/18/2022
Information Source:E - ESTIMATE

PARCEL INFORMATION

Address:	614 BROWN RD
Neighborhood:	07012 - SMITHBRIDGE EAST
Road Type:	S - STATE PAVED
Township:	07 - SMITHBRIDGE
Utilities:	
View:	RF - RIVERFRONT

PROPERTY DESCRIPTION

LOT 3
1.6400 AC

PERMIT INFORMATION

Code	Date	Permit #	Amount

SALES INFORMATION

Date	Sales Price	Valid	Book / Page
12/10/2024	35000	Y	M-43/81
4/19/2024	30000	Y	B-43/1920
2/22/2022	41000	Y	Q-41/1755
11/14/2013	38000	Y	Y-35/1733
Plat Book:	4	**Plat Card:**	5562

NOTES

VALUE SUMMARY

LAND:	42,800
BUILDING:	0
OBXF:	0
TOTAL APPRAISED:	42,800
DEFERRED VALUE:	0
NET TAXABLE:	42,800

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	0120	RES CREEK FRONT		R		26,098	1.640	S-25			0	42,800	
							Total Acres:	**1.640**				**Total Land Value:**	**42,800**	

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