DE BODISCO, CHASITY L
DE BODISCO, CHRISTOPHER
1681 ALGONQUIN TRL
MAITLAND, FL 32751-4901
ACCOUNT NUMBER: 151184

Macon County, North Carolina

Tax Districts
GENERAL COUNTY TAX, LANDFILL FEE RESIDENTIAL (1), CLARKS CHAPEL FIRE DIST TAX

Parcel: 6592772641
Tax Year: 2027
Reval Year: 2023
Appraised By: 21 on 01/04/2023
Information Source:E - ESTIMATE

PARCEL INFORMATION

Address:	169 AMMONS RD
Neighborhood:	01037 - FULCHER
Road Type:	T - PRIVATE DIRT
Township:	01 - FRANKLIN
Utilities:	W-1, S-1
View:	

PROPERTY DESCRIPTION

CLARKS CHAPEL
1.0700 AC

PERMIT INFORMATION

Code	Date	Permit #	Amount

SALES INFORMATION

Date	Sales Price	Valid	Book / Page
11/24/2021	0	N	L-41/551
11/24/2021	201000	Y	L-41/555
5/1/2019	0	N	E-39/607

Plat Book: **Plat Card:**

NOTES

listed for 305,000 10/25
REDUCED TO 299,067 4/26

VALUE SUMMARY

LAND:	35,210
BUILDING:	183,180
OBXF:	0
TOTAL APPRAISED:	218,390
DEFERRED VALUE:	0
NET TAXABLE:	218,390

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		32,907	1.070				10,000	35,210	

Total Acres: **1.070** **Total Land Value:** **35,210**

OUTBUILDING DATA

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

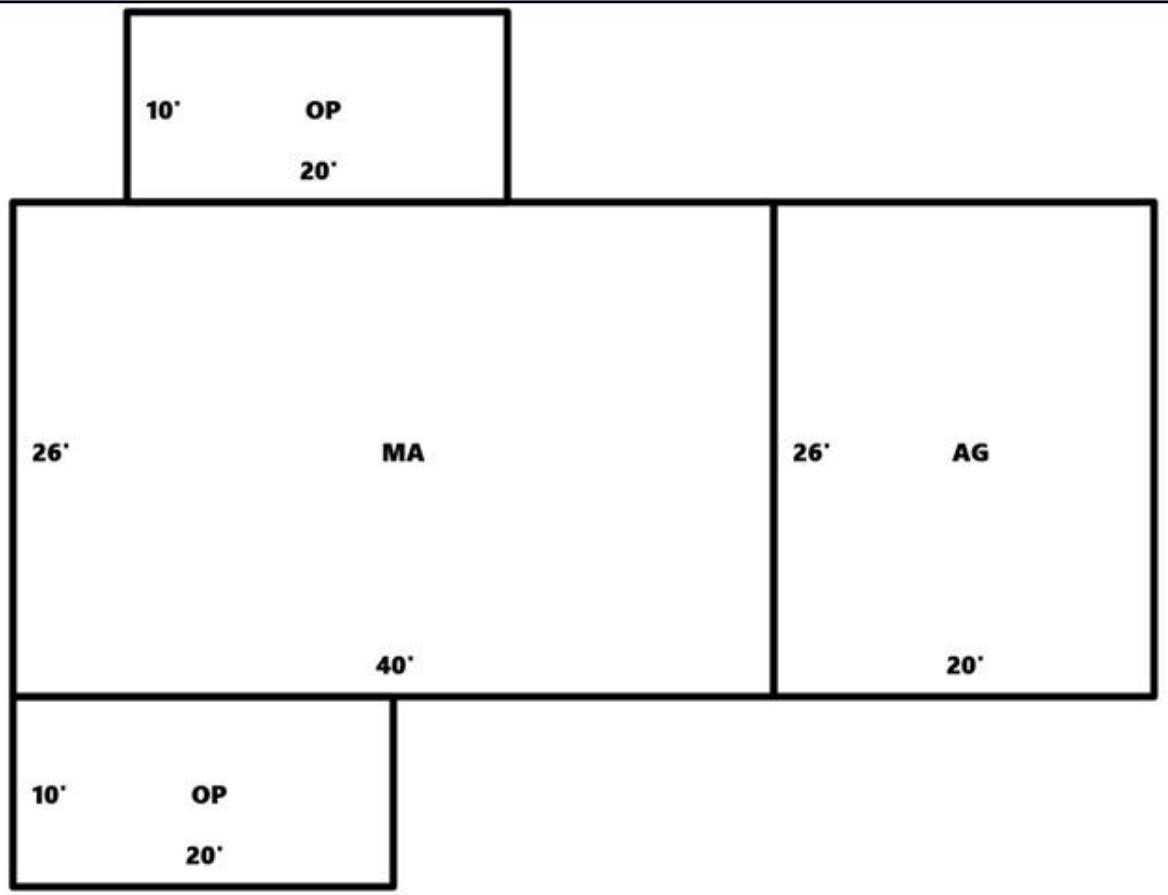
BUILDING DESCRIPTION

VALUATION METHOD:	R - RESIDENTIAL
USE CODE:	D - DWELLING
STYLE:	C - CONVENTIONAL
FOUNDATION:	C - CONTINUOUS WALL
EXTERIOR WALL 1:	AV - ALUM/VINYL
EXTERIOR WALL 2:	
ROOF STRUCTURE:	G - GABLE
ROOF COVER:	M - METAL
BEDROOMS:	3
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 DWLG & B
REMARKS:	
HEATED SQUARE FEET:	1,040

BUILDING COMPUTATION

REPLACEMENT COST NEW	273,370
PHYSICAL DEPRECIATION	33%
FUNCTIONAL DEPRECIATION	
ECONOMIC DEPRECIATION	
% COMPLETE	
REPLACEMENT COST NEW LESS DEPRECIATION	183,180

BUILDING SKETCH



BUILDING SECTION DETAIL

TYPE	AREA	#ST	HEAT TYPE	HEAT%	AIR%	SPRINKLER%	GRADE	AYB	EYB	COND	P%	E%	F%	VALUE
MA	1040	1.0	F		100%		C	1967	1992	A	67%			123880
AG	520	1.0									67%			26700
LLU	1040	1.0									67%			19000
OP	200	1.0									67%			6800
OP	200	1.0									67%			6800