

MORGAN, DREW EY A	Macon County, North Carolina	Parcel: 7501325110
MORGAN, JUANITA L		Tax Year: 2027
209 WEDDINGTON LN		Reval Year: 2023
SIMPSONVILLE, SC 29681-3522		Appraised By: 12 on 07/22/2025
ACCOUNT NUMBER: 151819		Information Source: E - ESTIMATE
	Tax Districts	
	GENERAL COUNTY TAX, LANDFILL FEE RESIDENTIAL (1), OTTO FIRE DISTRICT TAX	

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PARCEL INFORMATION		PROPERTY DESCRIPTION				SALES INFORMATION			
Address:	3982 TESSENTEE RD	ROAD 1636				Date	Sales Price	Valid	Book / Page
Neighborhood:	07017 - TESSENTEE	17.3400 AC				3/4/2022	161000	N	R-41/946
Road Type:	S - STATE PAVED	PERMIT INFORMATION				3/18/2019	60000	N	C-39/1030
Township:	07 - SMITHBRIDGE	Code	Date	Permit #	Amount	12/22/2014	2000	N	O-36/387
Utilities:	S-1, W-1	BR	10/3/2022	BR-22-001962	200000	4/22/2005	198000	Y	C-29/942
View:						Plat Book:		Plat Card:	

NOTES	VALUE SUMMARY	
Listed for \$679,000 6/26	LAND:	141,780
	BUILDING:	254,560
	OBXF:	0
	TOTAL APPRAISED:	396,340
	DEFERRED VALUE:	0
	NET TAXABLE:	396,340

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		8,176	17.340				10,000	141,780	
Total Acres:								17.340	Total Land Value:			141,780		

[illegible]

BUILDING DESCRIPTION		BUILDING SKETCH													
VALUATION METHOD:	R - RESIDENTIAL														
USE CODE:	D - DWELLING														
STYLE:	C - CONVENTIONAL														
FOUNDATION:	C - CONTINUOUS WALL														
EXTERIOR WALL 1:	C - CONC LAP SIDING														
EXTERIOR WALL 2:															
ROOF STRUCTURE:	G - GABLE														
ROOF COVER:	M - METAL														
BEDROOMS:	2														
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:	1.0/S FR DWLG W B														
REMARKS:															
HEATED SQUARE FEET:	1,152														
BUILDING COMPUTATION															
REPLACEMENT COST NEW	254,610														
PHYSICAL DEPRECIATION	0%														
FUNCTIONAL DEPRECIATION															
ECONOMIC DEPRECIATION															
% COMPLETE															
REPLACEMENT COST NEW LESS DEPRECIATION	254,560														

BUILDING SECTION DETAIL															
TYPE	AREA	#ST	HEAT TYPE	HEAT%	AIR%	SPRINKLER%	GRADE	AYB	EYB	COND	P%	E%	F%	VALUE	
MA	1152	1.0	P		100%		C	2023	2023	A	100%			204060	
LLU	1152	1.0									100%			30300	
OP	400	1.0									100%			19700	
WD	20	1.0									100%			500	