DUNCAN, JOSEPH D JR & PATRICIA A JOINT TRUST
DUNCAN, JOSEPH D JR TTEE
520 WHEAT FIELD RD
FRANKLIN, NC 28734-5185
ACCOUNT NUMBER: 154516

Macon County, North Carolina

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

Parcel: 7501509988
Tax Year: 2027
Reval Year: 2023
Appraised By: 25 on 08/30/2022
Information Source:E - ESTIMATE

PARCEL INFORMATION

Address:	520 WHEAT FIELD RD
Neighborhood:	07017 - TESSENTEE
Road Type:	R - PVD PRIVATE
Township:	07 - SMITHBRIDGE
Utilities:	W-1, S-1
View:	

PROPERTY DESCRIPTION

RD 1636
1.2600 AC

PERMIT INFORMATION

Code	Date	Permit #	Amount

SALES INFORMATION

Date	Sales Price	Valid	Book / Page
3/1/2023	0	N	K-42/138
5/1/2000	80000	N	Y-23/430

Plat Book: **Plat Card:**

NOTES

LISTED FOR 425,000 4/26

VALUE SUMMARY

LAND:	31,550
BUILDING:	205,580
OBXF:	34,100
TOTAL APPRAISED:	271,230
DEFERRED VALUE:	0
NET TAXABLE:	271,230

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		25,040	1.260				10,000	31,550	
							Total Acres:	**1.260**				**Total Land Value:**	**31,550**	

OUTBUILDING DATA

CODE	DESC	GRADE	COUNT	LENGTH	WIDTH	UNITS	UNIT PRICE	STORIES	AYB	EYB	COND	PHYS	FOBS	EOBS	% CMPLT	TAX VALUE	NOTES
56	SHOP, FRAME	C				576			2016	2016	A					34100	FROM MOBILE VIDEO FR WORKS

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Macon County, North Carolina

Parcel: 7501509988
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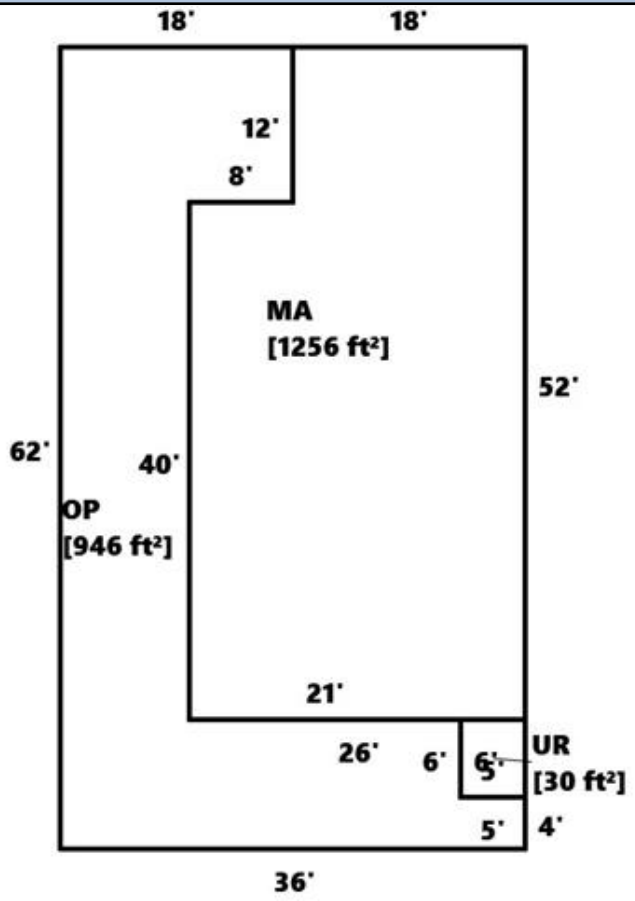
BUILDING DESCRIPTION

VALUATION METHOD:	R - RESIDENTIAL
USE CODE:	D - DWELLING
STYLE:	C - CONVENTIONAL
FOUNDATION:	
EXTERIOR WALL 1:	F - FRAME
EXTERIOR WALL 2:	
ROOF STRUCTURE:	G - GABLE
ROOF COVER:	A - ASPH SHINGLE
BEDROOMS:	3
FULL BATHS:	3
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:	1,256

BUILDING COMPUTATION

REPLACEMENT COST NEW	326,250
PHYSICAL DEPRECIATION	37%
FUNCTIONAL DEPRECIATION	
ECONOMIC DEPRECIATION	
% COMPLETE	
REPLACEMENT COST NEW LESS DEPRECIATION	205,580

BUILDING SKETCH



BUILDING SECTION DETAIL

TYPE	AREA	#ST	HEAT TYPE	HEAT%	AIR%	SPRINKLER%	GRADE	AYB	EYB	COND	P%	E%	F%	VALUE
MA	1256	1.0	P				C	1984	1989	A	63%			140280
LLR	754	1.0									63%			27400
LLU	502	1.0									63%			8100
OP	946	1.0									63%			28700
UR	30	1.0									63%			1100