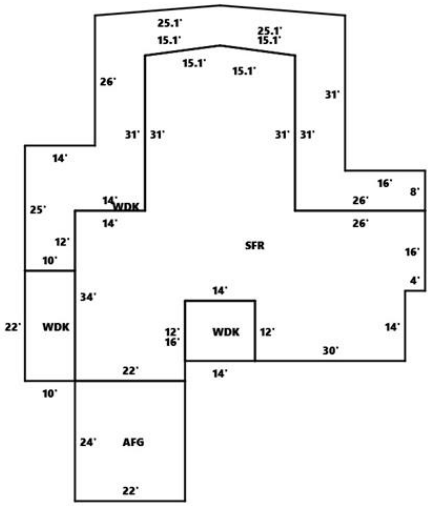
07/14/2026 07:43 OWNERSHIP 624513000	PROPERTY DESCRIPTION	TAX DESCRIPTION	MAP NUMBER	CARD#
BURCH BOBBY S TRUSTEE FORRISTER STEVE AND SANDY 95 LICKLOG CT HAYESVILLE, NC 28904-6334 DEED: 00487 0451 8/4/2025 $412,500	SR 1102 & SR 1104 PLATBOOK/PAGE/DATE: NB: 10001 BRASSTOWN TWNSP 853 CALER RD	BRASSTOWN BRASSTOWN FIRE DISTRICT	541900328867 RECORD NUMBER: 15667 ROUTE: 541900191 LISTER: BRANDAN ALFRED 1/1/2026 REVIEWER: BRANDAN ALFRED 1/8/2025 11:40:00 AM	1 / 1



TOPO	STREET	UTILITIES	NOTES	AC
				26.1900 (26.190)

#	LAND CLASS	SIZE	BASERATE	*	ACF	*	ADJ	=	ADJ RATE	*	UNITS	=	LNDVALUE
1	11HOMESITE-PAVED	1.000	32500		1.00		1.00		32500		1.000		32500
2	21OPEN LAND-PAVED	14.000	10000		0.95		1.00		9500		14.000		133000
3	41WOOD LAND-PAVED	11.190	10000		0.95		1.00		9500		11.190		106305

ACREAGE FACTOR: **FRONTAGE FACTOR:** **LAND VALUE** **271,800**

#	OTHER FEATURES	SIZE	BASERATE	COND	ADJ RATE	UNITS	VALUE
1	01 D BARN	36 * 40	5.56	0.40	5.56	1440	8000
2	39 E STORAGE-FRAME/CONCRE	18 * 26	3.48	0.80	3.48	468	1600
3	32 C POLE SHED	10 * 80	2.48	0.80	2.48	800	2000
4	39 D STORAGE-FRAME/CONCRE	8 * 10	6.96	0.80	6.96	80	600
5	47 C SWIMMING POOL-RESIDE	16 * 32	12.00	0.40	12.00	512	6100

OTHER FEATURES VALUE: **18,300**

FOUNDATION	XTR_FINISH	ROOF TYPE	ROOF MTRL	SIZE/QTY
5 CONCRETE	01 FRAME	02 GABLE	01 ASPHALT	1.0000 STHT 4 BDRM

WALL FINISH	FLOORS	HEAT&AIR	HEAT FUEL	BUILDING #
01 DRYWALL 02 PANELING	05 CARPET 10 VINYL 02 TILE	11 CENTRAL AIR CONDI 04 HEAT PUMP	02 ELECTRIC	1

IMPROVEMENT TYPE:	SINGLE FAMILY	GRADE:	B	AYB:	1979	EYB:	1979	CONDITION:	Average	DEPR TABLE:		SQ FT TABLE:	

DIMENSIONS: SFR-CL40U30R40D12R2D7L2D11 OFP-CL40D8R40U8 WDK-L40CU38XL6D8XD30XD8R6XU8 OFP-U30CR40U8L40D8H

STRUCTURE	SKETCH-SF	*	STHT	=	AREA	RATE	*	GRDE	+	HEAT	+	EXWL	*	WLHT	=	ADJRATE	*	AREA	=	RPCN	*	DEPF	*	CNDF	=	STR-VALUE
SFR SINGLE FAMILY	2924		1.00		2924	201.40		B		5.50				1.00		206.90		2924		604976		0.53				320637
20%FINATTIC	0				585	60.42				1.65						62.07		585		36311		0.53				19245
3 CHIMNEY	0				0											3125.00		0		9375		0.53				4969
3 FIREPLACE	0				0											3125.00		0		9375		0.53				4969
4 BATHS	0				0											9180.00		0		36720		0.53				19462
73%FIN-BSMT	0				2135	120.84				3.30						124.14		2135		265039		0.53				140471
WDK WOOD DECK	220		1.00		220	16.25								1.00		16.25		220		3575		0.53				1895
WDK WOOD DECK	1470		1.00		1470	16.25								1.00		16.25		1470		23888		0.53				12661
WDK WOOD DECK	168		1.00		168	16.25								1.00		16.25		168		2730		0.53				1447
AFG ATTACHED FINISHED	528		1.00		528	72.00								1.00		72.00		528		38016		0.53				20148
PATIO PATIO	182		1.00		182	3.75								1.00		3.75		182		683		0.53				362
PATIO PATIO	338		1.00		338	3.75								1.00		3.75		338		1268		0.53				672
	6172		HSF		8550	TSF										RPCN=167.1996/HSF				1031956		VALU=88.62/HSF				546938

STRUCTURE VALUE **546,900**

CARD 1 VALUE **837,000**

VALUATION	THIS CARD	+	OTHER CARD	=	VALUE	PREV-VAL	CHANGE
LAND	271,800				271,800	169,100	60.73%
OTHER FEAT	18,300				18,300	32,500	-43.69%
STRUCTURE	546,900				546,900	379,500	44.11%
TOTAL	837,000				837,000	581,100	44.04%

OTHER CARDS VALUE

TOTAL VALUE **837,000**

NBHD ADJUSTMENT: **1.00 * 837000 = 837,000**

(1099577) Group:0 **TAX YEAR: 2026** **APPRAISED VALUE** 837,000

Clay County, NC **REVAL YEAR: 2026** **DEFERRED VALUE** 0 **TAXABLE VALUE** 837,000