

07/15/2026 01:17 OWNERSHIP 623385000										PROPERTY DESCRIPTION										TAX DESCRIPTION										MAP NUMBER										CARD#	
SOLTYS KENNETH										TRACT 1A SOURWOOD MTN										HAYESVILLE HAYESVILLE FIRE DISTRICT										544900584205 RECORD NUMBER: 15161 ROUTE: 54490080A LISTER: BRANDAN ALFRED 1/1/2026 REVIEWER: BRANDAN ALFRED 2/28/2025 10:42:00 AM										1 / 1	
282 WEST CHERRY ROAD HAYESVILLE, NC 28904 DEED: 00482 0485 5/17/2024 \$0										PLATBOOK/PAGE/DATE: 4 1539 NB: 20001 HAYESVILLE TWNSP 282 WEST CHERRY RD																															
3' WDK 27' MANF HOME 40' 8' 20' WDK										TOPO			STREET			UTILITIES			NOTES										LT												
																													1.1500 (1.150)												
										#	LAND CLASS				SIZE		BASERATE		*	ACF		*	ADJ		=	ADJ RATE		*	UNITS		=	LNDVALUE									
										1	11HOMESITE-PAVED				1.000		39000			1.00			1.00			39000			1.000			39000									
										2	21OPEN LAND-PAVED				0.150		10000			1.00			1.00			10000			0.150			1500									
										ACREAGE FACTOR:										FRONTAGE FACTOR:										LAND VALUE										40,500	
										#	OTHER FEATURES						SIZE		BASERATE		COND		ADJ RATE		UNITS		VALUE														
										1	34 B SHOP						32 * 60		21.50		0.00		21.50		1920		41300														
OTHER FEATURES VALUE:																				41,300																					
FOUNDATION				XTR_FINISH				ROOF TYPE				ROOF MTRL				SIZE/QTY																									
7 OTHER				07 ALUMINUM/VINYL				02 GABLE				01 ASPHALT				1.0000 STHT 0 BDRM																									
WALL FINISH				FLOORS				HEAT&AIR				HEAT FUEL				BUILDING #																									
01 DRYWALL				05 CARPET 10 VINYL				04 HEAT PUMP 11 CENTRAL AIR CONDI				05 ELEC 10				1																									
IMPROVEMENT TYPE:		MANUFACTURED HOME				GRADE:		D		AYB:		2005		EYB:		2005		CONDITION:		Average		DEPR TABLE:				SQ FT TABLE:															
DIMENSIONS:		MANF HOME=W40N27E40S27Area:1080;WDK=W20S8E20N8Area:160;WDK=W3N3E3S3Area:9;TotalArea:1249																																							
STRUCTURE		SKETCH-SF		*	STHT		=	AREA		RATE		*	GRDE		+	HEAT		+	EXWL		*	WLHT		=	ADJRATE		*	AREA		=	RPCN		*	DEPF		*	CNDF		=	STR-VALUE	
MANF HOME MANF HOME		1080			1.00			1080		99.17			D			3.50						1.00			102.67			1080			110884			0.79					87598		
1 FIREPLACE		0						0																	1500.00			0			1500			0.79					1185		
2 BATHS		0						0																	2175.00			0			4350			0.79					3437		
WDK WDK WOOD DECK		9			1.00			9		9.75									1.00			9.75			9			88			0.79							70			
WDK WDK WOOD DECK		160			1.00			160		9.75									1.00			9.75			160			1560			0.79							1232			
		1080		HSF				1249		TSF															RPCN=109.6129/HSF			118382			VALU=86.59/HSF							93522			
STRUCTURE VALUE																										93,500															
CARD 1 VALUE																										175,300															
VALUATION		THIS CARD		+	OTHER CARD		=	VALUE		PREV-VAL		CHANGE		OTHER CARDS VALUE																											
LAND		40,500						40,500		31,100		30.23%		TOTAL VALUE												175,300															
OTHER FEAT		41,300						41,300		41,300		%																													
STRUCTURE		93,500						93,500		44,800		108.71%																													
TOTAL		175,300						175,300		117,200		49.57%		NBHD ADJUSTMENT: 1.00 * 175300 = 175,300																											
(1032500) Group:0										TAX YEAR: 2026										APPRaised VALUE										175,300											
Clay County, NC										REVAL YEAR: 2026										DEFERRED VALUE										0		TAXABLE VALUE		175,300							