05/24/2026 10:31 OWNERSHIP 1498302	PROPERTY DESCRIPTION	TAX DESCRIPTION	MAP NUMBER	CARD#
MAZZA SANDRA J TRUSTEE P O BOX 54 HAYESVILLE, NC 28904 DEED: 00487 0461 8/6/2025 $0	LOT 12A IVY KNOB PLATBOOK/PAGE/DATE: 1 103 NB: 00035 IVY KNOB SUD	HAYESVILLE HAYESVILLE FIRE DISTRICT	554000704500 RECORD NUMBER: 15921 ROUTE: 544900259 LISTER: TOM HYDER 1/1/2026 REVIEWER: TOM HYDER 6/13/2024 2:06:00 PM	1 / 1

TOPO	STREET	UTILITIES	NOTES	LT
				2.6000 (2.600)

#	LAND CLASS	SIZE	BASERATE	*	ACF	*	ADJ	=	ADJ RATE	*	UNITS	=	LNDVALUE
1	50RESIDENTIAL	1.000	30000		1.00		1.00		30000		1.000		30000
2	40WOOD LAND	1.600	10000		1.00		1.00		10000		1.600		16000

ACREAGE FACTOR: **FRONTAGE FACTOR:** **LAND VALUE** **46,000**

#	OTHER FEATURES	SIZE	BASERATE	COND	ADJ RATE	UNITS	VALUE

OTHER FEATURES VALUE: **0**

FOUNDATION	XTR_FINISH	ROOF TYPE	ROOF MTRL	SIZE/QTY
				STHT BDRM
WALL FINISH	**FLOORS**	**HEAT&AIR**	**HEAT FUEL**	**BUILDING #**

IMPROVEMENT TYPE:		GRADE:		AYB:		EYB:		CONDITION:		DEPR TABLE:		SQ FT TABLE:	
DIMENSIONS:													

STRUCTURE	SKETCH-SF	*	STHT	=	AREA	RATE	*	GRDE	+	HEAT	+	EXWL	*	WLHT	=	ADJRATE	*	AREA	=	RPCN	*	DEPF	*	CNDF	=	STR-VALUE
0																										
			HSF			TSF										RPCN=/HSF						VALU=/HSF				

STRUCTURE VALUE **0**

CARD VALUE **46,000**

VALUATION	THIS CARD	+	OTHER CARD	=	VALUE	PREV-VAL	CHANGE	OTHER CARDS VALUE
LAND	46,000				46,000	42,000	9.52%	**TOTAL VALUE** **46,000**
OTHER FEAT	0				0	0	%	
STRUCTURE	0				0	0	%	
TOTAL	46,000				46,000	42,000	9.52%	**NBHD ADJUSTMENT:** **1.00 * 46000 = 46,000**

(1041946) Group:0	**TAX YEAR: 2026**		**APPRAISED VALUE**	46,000
Clay County, NC	**REVAL YEAR: 2026**	**DEFERRED VALUE** 0	**TAXABLE VALUE**	46,000