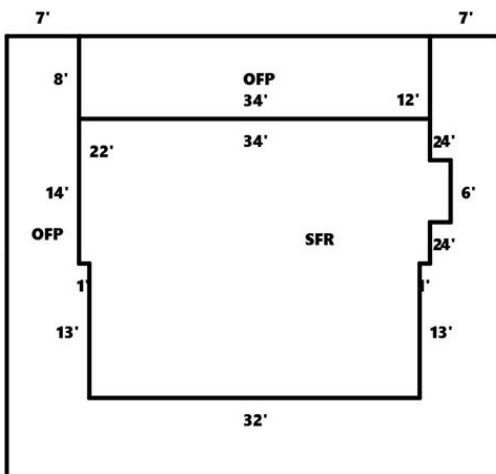


08/30/2026 01:06 OWNERSHIP 618800000										PROPERTY DESCRIPTION										TAX DESCRIPTION										MAP NUMBER										CARD#	
LOCKHART GORDON DALE KEETON JONASON LARKIN 5891 WILBANKS DR PEACHTREE CORNERS, GA 30092 DEED: 00444 0122 9/25/2020 \$235,000										LOT 39A FIRES CRK COVE PLATBOOK/PAGE/DATE: 4 379 NB: 00037 FIRES CREEK COVE 808 GRANITE DR										SWEETWATER HAYESVILLE FIRE DISTRICT										554200619078 RECORD NUMBER: 2571 ROUTE: 554200 003 LISTER: JASON COLLIER 1/1/2026 REVIEWER: JASON COLLIER 12/14/2023										1 / 1	
										TOPO			STREET			UTILITIES			NOTES										LT												
																													1.8100 (1.810)												
										#	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				0.810		10000			1.00			1.00			10000			0.810			8100									
										ACREAGE FACTOR:										FRONTAGE FACTOR:										LAND VALUE										38,100	
										#	OTHER FEATURES					SIZE		BASERATE		COND		ADJ RATE		UNITS		VALUE															
OTHER FEATURES VALUE:																				0																					
FOUNDATION					XTR_FINISH					ROOF TYPE					ROOF MTRL					SIZE/QTY																					
2 SLAB					09 LOG					02 GABLE					01 ASPHALT					1.5500 STHT 2 BDRM																					
WALL FINISH					FLOORS					HEAT&AIR					HEAT FUEL					BUILDING #																					
09 WOOD					01 HARDWOOD 05 CARPET 10 VINYL					04 HEAT PUMP 11 CENTRAL AIR CONDI					02 ELECTRIC					1																					
IMPROVEMENT TYPE:		SINGLE FAMILY				GRADE:		C+10		AYB:		2003		EYB:		2003		CONDITION:		Average		DEPR TABLE:				SQ FT TABLE:															
DIMENSIONS:		SFR-CL40U30R40D12R2D7L2D11 OFF-CL40D8R40U8 WDK-L40CU38XL6D8XD30XD8R6XU8 OFF-U30CR40U8L40D8H																																							
STRUCTURE		SKETCH-SF	*	STHT	=	AREA	RATE	*	GRDE	+	HEAT	+	EXWL	*	WLHT	=	ADJRATE	*	AREA	=	RPCN	*	DEPF	*	CNDF	=	STR-VALUE														
SFR SINGLE FAMILY		904		1.55		1401	161.10		C	1.10	5.50		2.00		0.85		157.00		1401		219957		0.77				169367														
1 CHIMNEY		0				0											2500.00		0		2500		0.77				1925														
1 FIREPLACE		0				0											2500.00		0		2500		0.77				1925														
100%FIN-BSMT		0				904	96.66		1.10	3.30							109.63		904		99106		0.77				76312														
2 BATHS		0				0											7398.00		0		14796		0.77				11393														
OFP OPEN FINISHED PORCH		888		1.00		888	100.00		1.10						1.00		110.00		888		97680		0.77				75214														
OFP OPEN FINISHED PORCH		272		1.00		272	100.00		1.10						1.00		110.00		272		29920		0.77				23038														
OFP OPEN FINISHED PORCH		144		1.00		144	100.00		1.10						1.00		110.00		144		15840		0.77				12197														
CPATIO COVERED PATIO		272		1.00		272	8.00		1.10						1.00		8.80		272		2394		0.77				1843														
		2305		HSF		3881		TSF									RPCN=210.2789/HSF						484693		VALU=161.91/HSF				373214												
STRUCTURE VALUE																												373,200													
CARD 1 VALUE																												411,300													
VALUATION		THIS CARD		+	OTHER CARD		=	VALUE		PREV-VAL		CHANGE		OTHER CARDS VALUE																											
LAND		38,100						38,100		36,100		5.54%		TOTAL VALUE														411,300													
OTHER FEAT		0						0		0		%																													
STRUCTURE		373,200						373,200		162,700		129.38%																													
TOTAL		411,300						411,300		198,800		106.89%		NBHD ADJUSTMENT: 1.00 * 411300 = 411,300																											
(1050325) Group:0 Clay County, NC					TAX YEAR: 2026 REVAL YEAR: 2026					DEFERRED VALUE		0		APPRAISED VALUE TAXABLE VALUE														411,300 411,300													