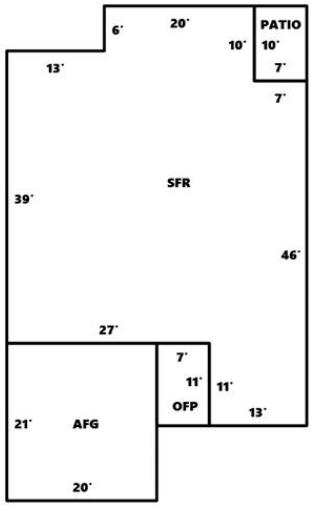
05/18/2026 03:48 OWNERSHIP 10120301	PROPERTY DESCRIPTION	TAX DESCRIPTION	MAP NUMBER	CARD#
NORRIS THOMAS A TRUSTEE 116 RIVERWALK CIRCLE HAYESVILLE, NC 28904 DEED: 00461 0143 2/1/2022 $25,000	LOT 38 RIVERWALK PLATBOOK/PAGE/DATE: 6 403 08/06/2021 NB: 00213 RIVERWALK@ HAYESVILLE 116 RIVERWALK CIR	HAYESVILLE HAYESVILLE FIRE DISTRICT	555008976579 RECORD NUMBER: 40511 ROUTE: LISTER: JASON COLLIER 1/1/2026 REVIEWER: JASON COLLIER 10/11/2023	1 / 1



TOPO	STREET	UTILITIES	NOTES	LT
				0.0580

#	LAND CLASS	SIZE	BASERATE	*	ACF	*	ADJ	=	ADJ RATE	*	UNITS	=	LNDVALUE
1	50RESIDENTIAL	1.000	25000		1.00		1.00		25000		1.000		25000

ACREAGE FACTOR: **FRONTAGE FACTOR:** **LAND VALUE** **25,000**

#	OTHER FEATURES	SIZE	BASERATE	COND	ADJ RATE	UNITS	VALUE

OTHER FEATURES VALUE: **0**

FOUNDATION	XTR_FINISH	ROOF TYPE	ROOF MTRL	SIZE/QTY
2 SLAB	14 CONCRETE LAP SIDING	02 GABLE	01 ASPHALT	1.0000 STHT 3 BDRM
WALL FINISH	**FLOORS**	**HEAT&AIR**	**HEAT FUEL**	**BUILDING #**
01 DRYWALL	10 VINYL	04 HEAT PUMP 11 CENTRAL AIR CONDI	02 ELECTRIC 03 GAS	1

IMPROVEMENT TYPE:	SINGLE FAMILY	GRADE:	C+10	AYB:	2022	EYB:	2022	CONDITION:	Good	DEPR TABLE:		SQ FT TABLE:	
DIMENSIONS:	SFR=E27S11E13N46W7N10W20S6W13S39Area:1795;OFP=S11W7N11E7Area:77;PATIO=E7N10W7S10Area:70;AFG=S21W20N21E20Area:420;TotalArea:2362												

STRUCTURE	SKETCH-SF	*	STHT	=	AREA	RATE	*	GRDE	+	HEAT	+	EXWL	*	WLHT	=	ADJRATE	*	AREA	=	RPCN	*	DEPF	*	CNDF	=	STR-VALUE
SFR SFR SINGLE FAMILY	1795		1.00		1795	161.10		C 1.10		5.50				1.00		182.71		1795		327964		0.97				318125
1 PREFAB FIREPLACE	0				0											2500.00		0		2500		0.97				2425
2 BATHS	0				0											7398.00		0		14796		0.97				14352
OFP OFP OPEN FINISHED	77		1.00		77	100.00		1.10						1.00		110.00		77		8470		0.97				8216
AFG AFG ATTACHED	420		1.00		420	58.00		1.10						1.00		63.80		420		26796		0.97				25992
PATIO PATIO PATIO	70		1.00		70	3.00		1.10						1.00		3.30		70		231		0.97				224
	2215	HSF			2362	TSF										RPCN=171.8993/HSF				380757		VALU=166.74/HSF				369334

STRUCTURE VALUE **369,300**

CARD 1 VALUE **394,300**

VALUATION	THIS CARD	+	OTHER CARD	=	VALUE	PREV-VAL	CHANGE	OTHER CARDS VALUE	
LAND	25,000				25,000	20,000	25%	**TOTAL VALUE**	**394,300**
OTHER FEAT	0				0	0	%		
STRUCTURE	369,300				369,300	207,900	77.63%		
TOTAL	394,300				394,300	227,900	73.01%	**NBHD ADJUSTMENT:** **1.00 * 394300 = 394,300**	

(1048892) Group:0	**TAX YEAR: 2026**			**APPRAISED VALUE**	394,300
Clay County, NC	**REVAL YEAR: 2026**	**DEFERRED VALUE**	0	**TAXABLE VALUE**	394,300