

05/18/2026 05:43 OWNERSHIP 6663301	PROPERTY DESCRIPTION	TAX DESCRIPTION	MAP NUMBER	CARD#
JOHNSON RAYMOND F & BEVERLY D  7079 RIDGEWOOD RD CLEMMONS, NC 27012 DEED: 00193 0025 7/18/1996 \$0	TRACT 1  PLATBOOK/PAGE/DATE: 3 7 NB: 60001 TUSQUITTEE TWNSP TUSQUITTEE RD	TUSQUITTEE HAYESVILLE FIRE DISTRICT	650200054214 RECORD NUMBER: 7945 ROUTE: 650200002 LISTER: TOM HYDER 1/1/2026 REVIEWER: TOM HYDER 5/5/2025 11:23:00 AM	1 / 1

TOPO	STREET	UTILITIES	NOTES	AC						
			LOG CABIN W/FP CREEK FRONT	9.9800						
#	LAND CLASS	SIZE	BASERATE	* ACF	* ADJ	=	ADJ RATE	* UNITS	=	LNDVALUE
1	91RIVERFRONT	1.000	65000	1.00	1.00		65000	1.000		65000
2	41WOOD LAND-PAVED	8.980	10000	1.00	1.00		10000	8.980		89800
<b>ACREAGE FACTOR:</b>			<b>FRONTAGE FACTOR:</b>			<b>LAND VALUE</b>			<b>154,800</b>	
#	OTHER FEATURES	SIZE	BASERATE	COND	ADJ RATE	UNITS	VALUE			
1	11 E CABIN	16 * 18	9.72	0.40	9.72	288	2800			
<b>OTHER FEATURES VALUE:</b>							<b>2,800</b>			
FOUNDATION	XTR_FINISH	ROOF TYPE	ROOF MTRL	SIZE/QTY						
				STHT BDRM						
WALL FINISH	FLOORS	HEAT&AIR	HEAT FUEL	BUILDING #						

<b>IMPROVEMENT TYPE:</b>	GRADE:	AYB:	EYB:	CONDITION:	DEPR TABLE:	SQ FT TABLE:
--------------------------	--------	------	------	------------	-------------	--------------

<b>DIMENSIONS:</b>	
--------------------	--

STRUCTURE	SKETCH-SF	* STHT	=	AREA	RATE	* GRDE	+ HEAT	+ EXWL	* WLHT	=	ADJRATE	* AREA	=	RPCN	* DEPF	* CNDF	=	STR-VALUE
0																		
	HSF			TSF			RPCN=/HSF			VALU=/HSF								
<b>STRUCTURE VALUE</b>																		<b>0</b>
<b>CARD VALUE</b>																		<b>157,600</b>

VALUATION	THIS CARD	+	OTHER CARD	=	VALUE	PREV-VAL	CHANGE	OTHER CARDS VALUE
LAND	154,800				154,800	108,400	42.8%	
OTHER FEAT	2,800				2,800		%	<b>TOTAL VALUE</b>
STRUCTURE	0				0	0	%	<b>157,600</b>
<b>TOTAL</b>	<b>157,600</b>				<b>157,600</b>	<b>111,200</b>	<b>41.73%</b>	
<b>(1033413) Group:0</b>								<b>NBHD ADJUSTMENT: 1.00 * 157600 = 157,600</b>
<b>Clay County, NC</b>		<b>TAX YEAR: 2026</b>		<b>REVAL YEAR: 2026</b>		<b>DEFERRED VALUE</b>		<b>0</b>
								<b>APPRAISED VALUE</b>
								<b>TAXABLE VALUE</b>
								157,600
								157,600