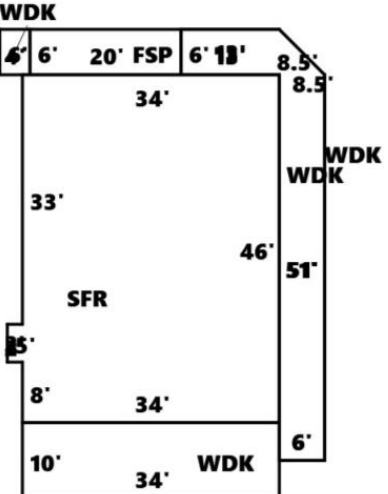


08/29/2026 09:04 OWNERSHIP 15049301										PROPERTY DESCRIPTION										TAX DESCRIPTION										MAP NUMBER										CARD#	
BABCOCK REGGIE & DAHLTORP DIAN CO TRUSTEES 104 LAUREL GROVE RD BRUNSWICK, GA 31523 DEED: 00353 0215 11/8/2010 \$0										LOT 56 RAINBOW FALLS PLATBOOK/PAGE/DATE: 4 182 NB: 00150 RAINBOW FALLS SUB 507 ANGEL FIELDS RD										SHOOTING CREEK SHOOTING CREEK FIRE DISTRICT										652100669653 RECORD NUMBER: 765 ROUTE: LISTER: BRANDAN ALFRED 1/1/2026 REVIEWER: BRANDAN ALFRED 5/23/2025 10:01:00 AM										1 / 1	
										TOPO			STREET			UTILITIES			NOTES										LT												
																			PLAT 4/182 BLDE ON B/L										3.1800 (3.180)												
										#	LAND CLASS				SIZE		BASERATE		*	ACF		*	ADJ		=	ADJ RATE		*	UNITS		=	LNDVALUE									
										1	50RESIDENTIAL				1.000		43000			1.00			1.00			43000			1.000			43000									
										2	40WOOD LAND				2.180		10000			1.00			1.00			10000			2.180			21800									
										ACREAGE FACTOR:										FRONTAGE FACTOR:										LAND VALUE										64,800	
										#	OTHER FEATURES				SIZE		BASERATE		COND		ADJ RATE		UNITS		VALUE																
										1	16 C GARAGE FINISHED				24 * 24		25.82		0.85		25.82		576		14900																
OTHER FEATURES VALUE:																				14,900																					
FOUNDATION				XTR_FINISH				ROOF TYPE				ROOF MTRL				SIZE/QTY																									
2 SLAB				01 FRAME 03 STONE				02 GABLE				04 METAL				1.2000 STHT 2 BDRM																									
WALL FINISH				FLOORS				HEAT&AIR				HEAT FUEL				BUILDING #																									
01 DRYWALL				01 HARDWOOD 02 TILE 05 CARPET				01 FORCED HOT AIR 11 CENTRAL AIR CONDI				03 GAS				1																									
IMPROVEMENT TYPE:		SINGLE FAMILY				GRADE:		B+10		AYB:		2004		EYB:		2004		CONDITION:		Good		DEPR TABLE:				SQ FT TABLE:															
DIMENSIONS:		SFR=W34N8W2N5E2N33E34S46Area:1574;FSP=W20N6E20S6Area:120;WDK=W4N6E4S6Area:24;CDK=Area:306;WDK=S10E34N10W34Area:340;WDK=S6E13S51E6N51NW@45-8.49W13Area:402;WDK=S6E13S51E6N51NW@45-8.49W13Area:402;TotalArea:3168																																							
STRUCTURE		SKETCH-SF		*	STHT		=	AREA		RATE		*	GRDE		+	HEAT		+	EXWL		*	WLHT		=	ADJRATE		*	AREA		=	RPCN		*	DEPF		*	CNDF		=	STR-VALUE	
SFR SFR SINGLE FAMILY		1574			1.20			1889		202.80			B 1.10			5.00						0.94			214.40			1889			405002			0.85						344252	
1 CHIMNEY		0						0																	3125.00			0			3125			0.85						2656	
1 FIREPLACE		0						0																	3125.00			0			3125			0.85						2656	
1 HALFBATHS		0						0																	4800.00			0			4800			0.85						4080	
20%FIN-BSMT		0						315		121.68			1.10			3.00									136.85			315			43108			0.85						36642	
3 BATHS		0						0																	9180.00			0			27540			0.85						23409	
WDK WDK WOOD DECK		402			1.00			402		16.25			1.10									1.00			17.88			402			7188			0.85						6110	
WDK WDK WOOD DECK		402			1.00			402		16.25			1.10									1.00			17.88			402			7188			0.85						6110	
WDK WDK WOOD DECK		340			1.00			340		16.25			1.10									1.00			17.88			340			6079			0.85						5167	
WDK WDK WOOD DECK		24			1.00			24		16.25			1.10									1.00			17.88			24			429			0.85						365	
FSP FSP FINISHED SCREEN		120			1.00			120		68.76			1.10									1.00			75.64			120			9077			0.85						7715	
CDK CDK COVERED WOOD		306			1.00			306		22.50			1.10									1.00			24.75			306			7574			0.85						6438	
2204 HSF								3798 TSF																		RPCN=237.8561/HSF				524235				VALU=202.18/HSF				445600			
STRUCTURE VALUE																												445,600													
CARD 1 VALUE																												525,300													
VALUATION		THIS CARD		+	OTHER CARD		=	VALUE		PREV-VAL		CHANGE		OTHER CARDS VALUE																											
LAND		64,800						64,800		56,400		14.89%		TOTAL VALUE														525,300													
OTHER FEAT		14,900						14,900		14,900		%																													
STRUCTURE		445,600						445,600		238,100		87.15%																													
TOTAL		525,300						525,300		309,400		69.78%		NBHD ADJUSTMENT: 1.00 * 525300 = 525,300																											
(1034831) Group:0										TAX YEAR: 2026										APPAISED VALUE										525,300											
Clay County, NC										REVAL YEAR: 2026										DEFERRED VALUE										0											
																				TAXABLE VALUE										525,300											