| 07/16/2025 10:45 OWNERSHIP 615367000 | PROPERTY DESCRIPTION | TAX DESCRIPTION | MAP NUMBER | CARD# |
|---|---|---|---|---|
| MOUNTAIN HARBOUR PROPERTY OWNERS ASSOCIATION<br><br>1665 MOUNTAIN HARBOUR DR<br>HAYESVILLE, NC 28904<br>DEED: 00408 0149 2/17/2017 $0 | LOT 70J MTN HARB N<br><br><br>PLATBOOK/PAGE/DATE: 5 619<br>NB: 00022 RIDGES @ MOUNTAIN HARBOUR | HIAWASSEE<br><br>HAYESVILLE FIRE DISTRICT | 558000084947<br><br>RECORD NUMBER: 13533<br>ROUTE:<br>LISTER:<br>REVIEWER: | 1 / 1 |

| TOPO | STREET | UTILITIES | NOTES | LT |
|---|---|---|---|---|
| | | | VALUE ADJUSTED BASED ON REVIEW OF AREA VIA 2018 INFORMAL APPEALS BOER SWEEP | 0.5900 (0.590) |

| # | LAND CLASS | SIZE | BASERATE | * | ACF | * | ADJ | = | ADJ RATE | * | UNITS | = | LNDVALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 40WOOD LAND | 0.590 | 10000 | | 1.00 | | 1.00 | | 10000 | | 0.590 | | 5900 |

**ACREAGE FACTOR:** **FRONTAGE FACTOR:** **LAND VALUE** **5,900**

| # | OTHER FEATURES | SIZE | BASERATE | COND | ADJ RATE | UNITS | VALUE |
|---|---|---|---|---|---|---|---|
| | | | | | | | |
| | | | | | | | |
| | | | | | | | |
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| | | | | | | | |

**OTHER FEATURES VALUE:**

| FOUNDATION | XTR_FINISH | ROOF TYPE | ROOF MTRL | SIZE/QTY |
|---|---|---|---|---|
| | | | | STHT<br>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** **5,900**

| VALUATION | THIS CARD | + | OTHER CARD | = | VALUE | PREV-VAL | CHANGE | OTHER CARDS VALUE |
|---|---|---|---|---|---|---|---|---|
| **LAND** | 5,900 | | | | 5,900 | 41,600 | -85.82% | **TOTAL VALUE** **5,900** |
| **OTHER FEAT** | 0 | | | | 0 | 0 | % | |
| **STRUCTURE** | 0 | | | | 0 | 0 | % | |
| **TOTAL** | 5,900 | | | | 5,900 | 41,600 | -85.82% | **NBHD ADJUSTMENT:** **1.00 * 5900 = 5,900** |

| | | | | | |
|---|---|---|---|---|---|
| **(1020223) Group:0** | **TAX YEAR: 2025** | | | **APPRAISED VALUE** | 5,900 |
| **Clay County, NC** | **REVAL YEAR: 2018** | **DEFERRED VALUE** | 0 | **TAXABLE VALUE** | 5,900 |