

<b>BRUNSWICK COUNTY</b>															<b>MAJORS SHARLENE ETVIR MAJORS JERRY</b>															Return/Appeal Notes: <b>Parcel: 20100052</b>														
80112901															BRUNSWICK COUNTY (100), SUN HARB/ZION FIRE (40)															PLAT: 00059/00015 UNIQ ID 52606														
Reval Year: 2023 Tax Year: 2025 7.20 ACRES PLAT 59/15 SR 1112															CARD NO. 1 of 1															ID NO: 204813120966														
Appraised by 67 on 01/08/2023 C325 SOUTHPORT - SUPPLY RD - WEST - COMM															7.2000 AC															SRC=														
															TW-05															CI-00FR-17EX- AT- LAST ACTION 20230108														
<b>CONSTRUCTION DETAIL</b>			<b>MARKET VALUE</b>												<b>DEPRECIATION</b>												<b>CORRELATION OF VALUE</b>																	
<b>TOTAL POINT VALUE</b>			USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB													CREDENCE TO																					
<b>BUILDING ADJUSTMENTS</b>			98	00							% GOOD												<b>DEPR. BUILDING VALUE - CARD</b>																					
TOTAL ADJUSTMENT FACTOR			TYPE: VACANT LAND												<b>DEPR. OB/XF VALUE - CARD</b>																													
TOTAL QUALITY INDEX			STYLE:												<b>MARKET LAND VALUE - CARD</b>																													
															<b>TOTAL MARKET VALUE - CARD</b>																													
															<b>TOTAL APPRAISED VALUE - CARD</b>																													
															<b>TOTAL APPRAISED VALUE - PARCEL</b>																													
															<b>TOTAL PRESENT USE VALUE - PARCEL</b>																													
															<b>TOTAL VALUE DEFERRED - PARCEL</b>																													
															<b>TOTAL TAXABLE VALUE - PARCEL \$</b>																													
															<b>PRIOR</b>																													
															BUILDING VALUE																													
															OBXF VALUE																													
															LAND VALUE																													
															PRESENT USE VALUE																													
															DEFERRED VALUE																													
															TOTAL VALUE																													
															<b>PERMIT</b>																													
															CODE	DATE	NOTE	NUMBER	AMOUNT																									
															ROUT: WTRSHD:																													
															<b>SALES DATA</b>																													
															<b>OFF. RECORD</b>																													
															BOOK	PAGE	DATE	MO	YR	DEED TYPE	Q	U	V	I	<b>INDICATE SALES PRICE</b>																			
															04646	1123	6	2021	GW*	Q	V			70000																				
															02914	1240	4	2009	WD	Q	V			39500																				
															00996	1054	8	1994	WD	U	V			0																				
															HEATED AREA																													
															<b>NOTES</b>																													
<b>SUBAREA</b>			CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYB	EYB	ANN DEP RATE	OVR	% COND	OB/XF DEPR. VALUE																									
TYPE	GS AREA	%	RPL CS	<b>TOTAL OB/XF VALUE</b>																																								
<b>FIREPLACE</b>																																												
<b>SUBAREA</b>																																												
<b>TOTALS</b>																																												
<b>BUILDING DIMENSIONS</b>																																												
<b>LAND INFORMATION</b>																																												
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES				ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES																								
COMMERCIAL	0700	CLD	10		1.0000	0	0.1500	+00	+00	-35	-45	-05	PS	90,000.00	7.168	AC	0.150	13,500.00	96768																									
															TOPOSIZE																													
<b>TOTAL MARKET LAND DATA</b>															7.168						96,770																							
<b>TOTAL PRESENT USE DATA</b>																																												