

CHEROKEE COUNTY										5/19/2025 1:47:51 PM											
QUEST TRUST COMPANY PEAK TRL 61676					F/B/O KEITH WARRINGTON					Return/Appeal Notes: Parcel: 4511-00-32-8655-000 PLAT: 0000H/195-200 UNIQ IP 383317 SPLIT FROM ID 5513											
COUNTY TAX (100), FIRE DIST 30 HOTHOUSE FD (100)										CARD NO. 1 of 1											
Reval Year: 2020 Tax Year: 2025 LOT 31 THE RETREAT @ MOUNTAIN HIGH 1506/275										2.6700 AC					SRC= INSPECTION						
Appraised by 88 on 09/16/2019 33049 RETREAT MTN HIGH										TW-33					CI-00FR-EX- AT- LAST ACTION 20231206						
CONSTRUCTION DETAIL		MARKET VALUE					DEPRECIATION					CORRELATION OF VALUE									
TOTAL POINT VALUE		USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	% GOOD					CREDENCE TO						
BUILDING ADJUSTMENTS		97	00												DEPR. BUILDING VALUE - CARD						
TOTAL ADJUSTMENT												DEPR. OB/XF VALUE - CARD									
FACTOR		TYPE: Vacant										MARKET LAND VALUE - CARD									
TOTAL QUALITY INDEX		STYLE:										TOTAL MARKET VALUE - CARD									
												TOTAL APPRAISED VALUE - CARD									
												TOTAL APPRAISED VALUE - PARCEL									
												TOTAL PRESENT USE VALUE - PARCEL									
												TOTAL VALUE DEFERRED - PARCEL									
												TOTAL TAXABLE VALUE - PARCEL									
												PRIOR									
												BUILDING VALUE									
												OBXF VALUE									
												LAND VALUE									
												PRESENT USE VALUE									
												DEFERRED VALUE									
												TOTAL VALUE									
PERMIT																					
CODE			DATE			NOTE			NUMBER			AMOUNT									
ROUT: WTRSHD:																					
SALES DATA																					
OFF. RECORD		DATE		DEED TYPE		Q/U/V/I		INDICATE SALES PRICE													
BOOK	PAGE	MO	YR																		
01747	0890	12	2023	WD*	Q	V								7500							
01506	0275	2	2015	WD*	Q	V								35000							
01492	0979	7	2014	WD*	A	V								645500							
HEATED AREA																					
NOTES																					
VACANT; VIEWS																					
SUBAREA		GS	RPL	CODE	QUALITY	DESCRIPTION	COUNT	LT	HT	UNITS	UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYB	EYB	ANN DEP RATE	OVR	% COND	OB/XF DEPR. VALUE	
TYPE		AREA	%	CS	TOTAL OB/XF VALUE																
FIREPLACE																					
SUBAREA																					
TOTALS																					
BUILDING DIMENSIONS																					
LAND INFORMATION																					
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRON TAGE	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	VERRIDE VALUE	LAND NOTES	
SFR MOUNTAIN VIEW	0121		445.000	395	1.0000	0	1.0000					RTP	15,000.00	1.0000	LT	1.000	15,000.00	15000		2.67 AC	
TOTAL MARKET LAND DATA																			15,000		
TOTAL PRESENT USE DATA																					