

**MINERALS**

00000000011457

PEGASUS RESOURCES INC  
C/O ED STACY  
P O BOX 4000  
LEBANON VA

24266

DATE RECORDED  
DEED OR WILL BOOK  
CONSIDERATION

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CONSIDERATION

CLASS 4  
ZONING  
DISTRICT 08

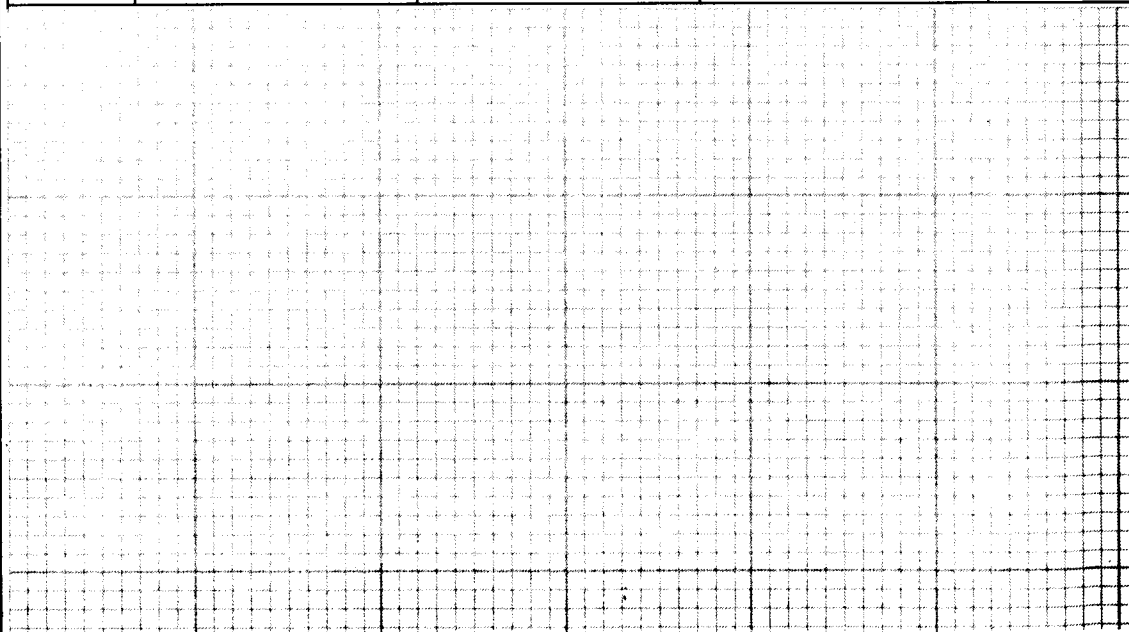
LEGAL DESCRIPTION  
MELVINA COUNTS FILE # 425  
82.73AC  
CLINTWOOD DIST

1992			
1993			
1994			65,863
1995			65,863
1996			70,293
1997			70,293
1998			
1999			
2000			
2001			
2002			
2003			

BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPROVAL	APPROVAL

NOTES: VALUE OF MINERALS 65,863



Dwelling	Comp. Sh.	Wood Siding	Yr. Built	Remod.	Bemt. [ ] 2nd [ ]	Plaster	BATH(S) Full 1/2 Bath(s)
	Slate	Brick	No. Stories		1st [ ] 3rd [ ]	Sheet rock	Modern Bath <input type="checkbox"/> Modern Kitchen <input type="checkbox"/>
	Asbestos	Asb. Wood Shg.	S. Level <input type="checkbox"/> S. Foyer <input type="checkbox"/>		Total No. Bedrooms	Ceclied	Cent. Heat <input type="checkbox"/> A/C <input type="checkbox"/>
	Metal	Cin. Block <input type="checkbox"/> Stone <input type="checkbox"/>				Panel	Fir. or Wall Furnace <input type="checkbox"/> Stovets <input type="checkbox"/>
Wood Frame	Tar & Grav.	Stucco <input type="checkbox"/> Con. Block <input type="checkbox"/>	Crawl <input type="checkbox"/> Conc. <input type="checkbox"/>	HW <input type="checkbox"/> Pine <input type="checkbox"/> Carp. <input type="checkbox"/> Tile <input type="checkbox"/>	Unfinished		
Cin. Block	Tile	Aluminum <input type="checkbox"/> Masonite <input type="checkbox"/>	Riers <input type="checkbox"/> Cin. Blk. <input type="checkbox"/>				Number
Steel Frame	Shakes	Storm Doors <input type="checkbox"/> Storm Win. <input type="checkbox"/>	Slab <input type="checkbox"/> Brick <input type="checkbox"/>	Disappearing Stairs	Gd. <input type="checkbox"/> Fair <input type="checkbox"/> Poor <input type="checkbox"/> VP <input type="checkbox"/>		Number Chimneys

Basement Size		Attic Floor & Stairs		Brick [ ] C. Block [ ]	
Gd. <input type="checkbox"/> Fair <input type="checkbox"/> Poor <input type="checkbox"/> VP <input type="checkbox"/>		Basmt. Finish		1/4 <input type="checkbox"/> 1/2 <input type="checkbox"/> 3/4 <input type="checkbox"/> Full <input type="checkbox"/>	
		Attic <input type="checkbox"/> Walls <input type="checkbox"/> Fl. <input type="checkbox"/>		Stone [ ] Metal [ ]	

TYPE	AREA	DATE	VALUE	REMARKS	YR.	YR.	YR.
Dwelling					1994		
Porch							
Porch							
Carport							
Garage							
Cent. A/C							

Basement	M & L	M & L	MOBILE HOME INFORMATION	Market Value All Improvements
Bsmt. Finish	DATE	DATE	Owner	Market Value All Land
Attic	APPR. <i>CH</i>	APPR.	Make	TOTAL MARKET VALUE <b>65863 70293</b>
Fireplace(s)	DATE <b>3-14-94</b>	DATE	Size	USE VALUE APPRAISAL RECAP
Heating	CLASSIFICATION <b>4</b>	ZONING	Not Home <input type="checkbox"/> Time	Average
Bath(s)			AM <input type="checkbox"/> PM <input type="checkbox"/>	Use Value
Total			Information by	Land Cost
Factor				\$
Replacement				Bldg. Cost
				\$
				Sale Price
				\$
				Rent
				\$
				Expenses
				\$
				Net Rent
				\$

POINTS ON			LAND VALUE COMPUTATIONS					LAND VALUE COMPUTATIONS						
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	10% TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	10% TOTAL APPRAISAL

PROPERTY FACTORS		CLASSIFICATION	ACRES	RATE	ADJ.	CLASSIFICATION	ACRES	RATE	ADJ.
Public Water	Paved	Home Site				Home Site			
Public Sewer	Gravel								
Well	Dirt								
Spring	No Road								
Septic System	Curb & Gutter	Wasteland				Wasteland			
U. G. Utilities	Sidewalk								
			<b>82.73</b>				<b>70293</b>		
							<b>65863</b>		

General Remarks: *Mineral value changed to show 100 per acre mineral potential*

LEVEL  SLOPES UP  SLOPES DOWN   
 LOW  STEEP UP  STEEP DOWN

BOARD REVIEW NOTES