

**MINERALS**

00000000011892

RECORD OF OWNERSHIP

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

24266

DATE RECORDED

DEED OR WILL BOOK

DB 0000  
0000

CONSIDERATION

DATE RECORDED

DEED OR WILL BOOK

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CONSIDERATION

BUILDING PERMITS

| NO. | TYPE | DATE | % COMP. | DATE FINAL | APPRAISAL | APPRAISAL |
|-----|------|------|---------|------------|-----------|-----------|
|     |      |      |         |            |           |           |
|     |      |      |         |            |           |           |
|     |      |      |         |            |           |           |

NOTES: VALUE OF MINERALS 176,135

CLASS

4

ZONING

DISTRICT

OB

LEGAL DESCRIPTION

CHARLES TURNER FILE # 275  
140AC  
KENADY DIST

YEAR

VALUE OF LAND

VALUE OF IMPROV.

TOTAL VALUE

ADV.

1992

1993

1994

1995

1996

1997

1998

1999

2000

2001

2002

2003

176,135

176,135

|                |             |  |   |        |  |  |   |
|----------------|-------------|--|---|--------|--|--|---|
| Dwelling       | Comp. Sh.   | Wood Siding  | Yr. Built   | Remod. | Bsmt. [ ] 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   | Ceclled  | Cent. Heat <input type="checkbox"/> A/C <input type="checkbox"/>                |
| CONCRETE FLOOR | Metal       | Cin. Block <input type="checkbox"/> Stone <input type="checkbox"/>       |   |        |  | Panel  | Fir. or Wall Furnace <input type="checkbox"/> Stove(s) <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. Bik. <input type="checkbox"/>   |        |  | INTERIOR CONDITION   |   |
| 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   |

| COMPUTATIONS |      |      |       |      |       | EXTERIOR CONDITION   |               |                      |  | INSULATION             |                     |  |
|--------------|------|------|-------|------|-------|--|---------------|----------------------|--|------------------------|---------------------|--|
| ITEM         | SIZE | RATE | VALUE | RATE | VALUE | Gd. <input type="checkbox"/> Fair <input type="checkbox"/> Poor <input type="checkbox"/> VP <input type="checkbox"/> | Basmt. Finish | Attic Floor & Stairs | Attic <input type="checkbox"/> Walls <input type="checkbox"/> Fl. <input type="checkbox"/> | Brick [ ] C. Block [ ] | Stone [ ] Metal [ ] |  |

| SUMMARY OF BUILDINGS |             |      |       |     |      |             |       |       |              | YR.          | YR.          | YR. |
|----------------------|-------------|------|-------|-----|------|-------------|-------|-------|--------------|--------------|--------------|-----|
| USE                  | DESCRIPTION | SIZE | GRADE | AGE | RATE | REPLACEMENT | COND. | DEPR. | Market Value | Market Value | Market Value |     |
| Dwelling             |             |      |       |     |      |             |       |       |              |              |              |     |
| 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 |                            |           |                               | 176,135    |                                 |
| Attic        | APPR. <i>MC</i> | APPR.  | Make  | Year                  | TOTAL MARKET VALUE         |           |                               | 176,135    |                                 |
| Fireplace(s) | DATE            | DATE   | Size  | Cond.                 | USE VALUE APPRAISALS RECAP |           |                               |            |                                 |
| Heating      |                 |        | Not Home <input type="checkbox"/> Time                  |                       | Acreage                    | Use Value |                               |            | Property and Income Information |
| Bath(s)      | DATE            | DATE   | AM <input type="checkbox"/> PM <input type="checkbox"/> |                       |                            |           |                               |            | Land Cost                       |
| Total        | 3/15/94         |        |   |                       |                            |           |                               |            | \$                              |
| Factor       | CLASSIFICATION  | ZONING | INFORMATION BY  |                       |                            |           |                               | Bldg. Cost |                                 |
| Replacement  | 4               |        |   |                       |                            |           |                               |            | \$                              |

| FRONTS ON        |                | LAND VALUE COMPUTATIONS |            |                  |                |               |      |                              |            | LAND VALUE COMPUTATIONS |                |       |      |                    |            |  |  | Property and Income Information |  |
|------------------|----------------|-------------------------|------------|------------------|----------------|---------------|------|------------------------------|------------|-------------------------|----------------|-------|------|--------------------|------------|--|--|---------------------------------|--|
| Frontage         | Depth          | Square Footage          | Unit Price | Depth Factor     | Front Ft. Rate | TOTAL         | Adj. | 19 <u>94</u> TOTAL APPRAISAL | Unit Price | Depth Factor            | Front Ft. Rate | TOTAL | Adj. | 19 TOTAL APPRAISAL | Sale Price |  |  |                                 |  |
|                  |                |                         |            |                  |                |               |      |                              |            |                         |                |       |      |                    | \$         |  |  |                                 |  |
| PROPERTY FACTORS |                | CLASSIFICATION          | ACRES      | RATE             | ADJ.           |               |      |                              |            | CLASSIFICATION          | ACRES          | RATE  | ADJ. |                    |            |  |  |                                 |  |
| Utilities        | Street or Road | Home Site               |            |                  |                |               |      |                              |            | Home Site               |                |       |      |                    |            |  |  |                                 |  |
| Public Water     | Paved          |                         |            |                  |                |               |      |                              |            |                         |                |       |      |                    |            |  |  |                                 |  |
| Public Sewer     | Gravel         |                         |            |                  |                |               |      |                              |            |                         |                |       |      |                    |            |  |  |                                 |  |
| Well             | Dirt           |                         |            |                  |                |               |      |                              |            |                         |                |       |      |                    |            |  |  |                                 |  |
| Spring           | No Road        |                         |            |                  |                |               |      |                              |            |                         |                |       |      |                    |            |  |  |                                 |  |
| Septic System    | Curb & Gutter  | Wasteiland              |            |                  |                |               |      |                              |            | Wasteiland              |                |       |      |                    |            |  |  |                                 |  |
| U. G. Utilities  | Sidewalk       | Total Acreage           | 140        | Total Value Land | 176,135        | Total Acreage |      | Total Value Land             |            |                         |                |       |      |                    |            |  |  |                                 |  |

|                                |                                    |                                      |                  |  |
|--------------------------------|------------------------------------|--------------------------------------|------------------|--|
| FRONTAGE TOPOGRAPHY            |                                    |                                      | General Remarks: |  |
| LEVEL <input type="checkbox"/> | SLOPES UP <input type="checkbox"/> | SLOPES DOWN <input type="checkbox"/> |                  |  |
| LOW <input type="checkbox"/>   | STEEP UP <input type="checkbox"/>  | STEEP DOWN <input type="checkbox"/>  |                  |  |

BOARD REVIEW NOTES