KENADY DISTRICT

00000000013037

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
	CONSID-ERATION	
	DATE RECORDED	
	DEED OR WILL BOOK	
	CONSID-ERATION	
	DATE RECORDED	
	DEED OR WILL BOOK	
	CONSID-ERATION	
	DATE RECORDED	
	DEED OR WILL BOOK	
	CONSID-ERATION	
	DATE RECORDED	
	DEED OR WILL BOOK	
	CONSID-ERATION	

CLASS	5
ZONING	
DISTRICT	03

LEGAL DESCRIPTION
BATES R. FILE 9227
51.74 AC

YEAR	VALUE OF LAND	VALUE OF BUILDING	TOTAL VALUE	[illegible]
1992				
1993				
1994	15,500		15,500	
1995	15,500		15,500	
1996				
1997				
1998				
1999				
2000				
2001				
2002				
2003				

BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPRAISAL	APPRAISAL

NOTES:

MAP NO. NM 148

	Dwelling		Comp. Sh.		Wood Siding		Yr. Built	Remod.	Bsmt. [ ] 2nd [ ]		Plaster		BATH(S) Full ½ Bath(s)				
			Slate		Brick		No. Stories		1st [ ] 3rd [ ]		Sheet rock		Modern Bath ☐ Modern Kitchen ☐				
			Asbestos		Asb. Wood Shg.		S. Level ☐ S. Foyer ☐		Total No. Bedrooms		Ceciled		Cent. Heat		A/C		
			Metal		Cin. Block ☐ Stone ☐						Panel		Flr. or Wall Furnace ☐ Stove(s) ☐				
	Wood Frame		Tar & Grav.		Stucco ☐ Con. Block ☐		Crawl ☐ Conc. ☐		HW ☐ Pine ☐ Carp. ☐ Tile ☐		Unfinished						
	Cin. Block		Tile		Aluminum ☐ Masonite ☐		Piers ☐ Cin. Blk. ☐						Number				
	Steel Frame		Shakes		Storm Doors ☐ Storm Win. ☐		Slab ☐ Brick ☐		Disappearing Stairs		Gd. ☐ Fair ☐ Poor ☐ VP ☐		Number Chimneys				
							Basement Size		Attic Floor & Stairs				Brick [ ] C. Block [ ]				
					Gd. ☐ Fair ☐ Poor ☐ VP ☐		Basmt. Finish		¼ ☐ ½ ☐ ¾ ☐ Full ☐		Attic ☐ Walls ☐ Fl. ☐		Stone [ ] Metal [ ]				

ITEM	SIZE	RATE	VALUE	RATE	VALUE
Porch					
Porch					
Carport					
Garage					
Cent. A/C					
Basement					
Bsmt. Finish					
Attic					
Fireplace(s)					
Heating					
Bath(s)					
Total					
Factor					
Replacement					

USE	DESCRIPTION	SIZE	GRADE	AGE	RATE	REPLACEMENT	COND.	DEPR.		YR. 1994	YR.	YR.
										Market Value	Market Value	Market Value
Dwelling												

M & L	M & L	Market Value All Improvements	
DATE	DATE	Market Value All Land	15500
APRP. JH	APRP.	TOTAL MARKET VALUE	15500
DATE 1/13/94	DATE		
CLASSIFICATION 5	ZONING		

MOBILE HOME INFORMATION

Owner

Make Year

Size Cond.

Not Home ☐ Time

AM ☐ PM ☐

INFORMATION BY

USE VALUE APPRAISAL RECAP

	Acreage	Use Value
Agric.		
Hort.		
Forest		
Open Space		
Totals		

PROJECT DEVELOPMENT ANALYSIS	
Land Cost	
$	
Bldg. Cost	
$	
Sale Price	
$	
Rent	
$	
Expenses	
$	
Net Rent	
$	

BOARD REVIEW NOTES

FRONTS ON

LAND VALUE COMPUTATIONS

Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	TO 94 TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	TO ____ TOTAL APPRAISAL

PROPERTY FACTORS

Utilities		Street or Road	
Public Water		Paved	
Public Sewer		Gravel	
Well		Dirt	
Spring		No Road	
Septic System		Curb & Gutter	
U. G. Utilities		Sidewalk	

CLASSIFICATION	ACRES	RATE	ADJ.		CLASSIFICATION	ACRES	RATE	ADJ.	
Home Site					Home Site				
	51.74	300		15522					
Wasteland					Wasteland				
Total Acreage	51.74	Total Value Land		15500	Total Acreage		Total Value Land		

LEVEL ☐ SLOPES UP ☐ SLOPES DOWN ☐

LOW [ ] STEEP UP ☐ STEEP DOWN ☐

General Remarks: