

RECORD OF OWNERSHIP

PEGASUS RESOURCES INC  
 ROCKY TOP DEV ATTN: BOB MAY  
 BOX 1357  
 ABINGDON, VA 24210

08478

DATE RECORDED

DEED OR WILL BOOK

CONSID- ERATION YR- \$P

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

BUILDING PERMITS

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

NOTES:

CLASS

5

ZONING

DISTRICT

062

LEGAL DESCRIPTION

STANLEY SAMUEL J FILE 306

66.64 AC

| YEAR | VALUE OF LAND | VALUE OF IMPROV. | TOTAL VALUE | AC |
|------|---------------|------------------|-------------|----|
| 1986 | 20,000        | -                | 20,000      |    |
| 1987 | 20,000        | -                | 20,000      |    |
| 1988 | 20,000        |                  | 20,000      |    |
| 1989 | 20,000        |                  | 20,000      |    |
| 1990 | 20,000        |                  | 20,000      |    |
| 1991 | 20,000        |                  | 20,000      |    |
| 1992 |               |                  |             |    |
| 1993 |               |                  |             |    |
| 1994 |               |                  |             |    |
| 1995 |               |                  |             |    |
| 1996 |               |                  |             |    |
| 1997 |               |                  |             |    |

| NOTES       | MAIN BUILDING |             | ROOFING   |                                | EXTERIOR FINISH          |           | GENERAL FEATURES |              |                     | NUMBER OF ROOMS                  |           |                    | INTERIOR FINISH |                 |                          | PLUMBING & HEATING |          |  |
|-------------|---------------|-------------|-----------|--------------------------------|--------------------------|-----------|------------------|--------------|---------------------|----------------------------------|-----------|--------------------|-----------------|-----------------|--------------------------|--------------------|----------|--|
|             | 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      |  |
|             | CONSTRUCTION  |             | Metal     |                                | Cin. Block [ ] Stone [ ] |           | FOUNDATION       |              |                     | FLOORS                           |           |                    | Panel           |                 | Fir. or Wall Furnace [ ] |                    | Stove(s) |  |
| Wood Frame  |               | Tar & Grav. |           | Stucco [ ] Con. Block [ ]      |                          | Crawl [ ] | Conc. [ ]        |              | HW [ ]              | Pine [ ]                         | Carp. [ ] | Tile [ ]           | Unfinished      |                 | FIREPLACE(S)             |                    |          |  |
| Cin. Block  |               | Tile        |           | Aluminum [ ] Masonite [ ]      |                          | Riers [ ] | Cin. Blk. [ ]    |              | ATTIC FINISH        |                                  |           | INTERIOR CONDITION |                 |                 | Number                   |                    |          |  |
| Steel Frame |               | Shakes      |           | Storm Doors [ ] Storm Win. [ ] |                          | Slab [ ]  | Brick [ ]        |              | Disappearing Stairs | Gd. [ ] Fair [ ] Poor [ ] VP [ ] |           |                    | Number Chimneys |                 |                          |                    |          |  |

| COMPUTATIONS |      |      |       |      |       | EXTERIOR CONDITION |          |          | Basement Size |               |       | Attic Floor & Stairs |       |          | INSULATION |           |         |           |           |
|--------------|------|------|-------|------|-------|--------------------|----------|----------|---------------|---------------|-------|----------------------|-------|----------|------------|-----------|---------|-----------|-----------|
| TIME         | SIZE | DATE | VALUE | DATE | VALUE | Gd. [ ]            | Fair [ ] | Poor [ ] | VP [ ]        | Basmt. Finish | ¼ [ ] | ½ [ ]                | ¾ [ ] | Full [ ] | Attic [ ]  | Walls [ ] | Fl. [ ] | Stone [ ] | Metal [ ] |

| SUMMARY OF BUILDINGS |  |  |  |  |  |  |  |  |  |  |  |  | YR. | YR.          | YR.          |              |  |
|----------------------|--|--|--|--|--|--|--|--|--|--|--|--|-----|--------------|--------------|--------------|--|
|                      |  |  |  |  |  |  |  |  |  |  |  |  |     | <b>86</b>    |              |              |  |
|                      |  |  |  |  |  |  |  |  |  |  |  |  |     | Market Value | Market Value | Market Value |  |
|                      |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Porch                |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Porch                |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Carport              |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Garage               |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Cent. A/C            |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Basement             |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Bsmt. Finish         |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Attic                |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Fireplace(s)         |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Heating              |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |
| Bath(s)              |  |  |  |  |  |  |  |  |  |  |  |  |     |              |              |              |  |

|                         |  |        |  |                         |  |                               |  |                       |  |                    |  |                            |  |                                 |  |
|-------------------------|--|--------|--|-------------------------|--|-------------------------------|--|-----------------------|--|--------------------|--|----------------------------|--|---------------------------------|--|
| M & L                   |  | M & L  |  | MOBILE HOME INFORMATION |  | Market Value All Improvements |  | Market Value All Land |  | TOTAL MARKET VALUE |  | USE VALUE APPRAISALS RECAP |  | Property and Income Information |  |
| DATE                    |  | DATE   |  | Owner                   |  | Market Value All Land         |  | <b>19,992</b>         |  | TOTAL MARKET VALUE |  | Average                    |  | Use Value                       |  |
| APRP <b>BP</b>          |  | APRP.  |  | Make                    |  | Year                          |  | TOTAL MARKET VALUE    |  | TOTAL MARKET VALUE |  | Agriculture                |  | Land Cost                       |  |
| DATE <b>5/10/85</b>     |  | DATE   |  | Size                    |  | Cond.                         |  | TOTAL MARKET VALUE    |  | TOTAL MARKET VALUE |  | Horticulture               |  | Bldg. Cost                      |  |
| CLASSIFICATION <b>5</b> |  | ZONING |  | Not Home [ ]            |  | Time                          |  | TOTAL MARKET VALUE    |  | TOTAL MARKET VALUE |  | Forest                     |  | \$                              |  |
|                         |  |        |  | AM [ ] PM [ ]           |  |                               |  | TOTAL MARKET VALUE    |  | TOTAL MARKET VALUE |  | Open Space                 |  | \$                              |  |
| Replacement             |  |        |  | INFORMATION BY          |  |                               |  | TOTAL MARKET VALUE    |  | TOTAL MARKET VALUE |  | Totals                     |  | \$                              |  |

| LAND VALUE COMPUTATIONS |       |                |          |              |                |       |      |                 |          |              |                |       |      |                 | LAND VALUE COMPUTATIONS |              |                |       |      |                 |  |  |  |  |  |  |  |  |  |
|-------------------------|-------|----------------|----------|--------------|----------------|-------|------|-----------------|----------|--------------|----------------|-------|------|-----------------|-------------------------|--------------|----------------|-------|------|-----------------|--|--|--|--|--|--|--|--|--|
| Frontage                | Depth | Square Footage | Lot Area | Depth Factor | Front Ft. Rate | TOTAL | Adj. | TOTAL APPRAISAL | Lot Area | Depth Factor | Front Ft. Rate | TOTAL | Adj. | TOTAL APPRAISAL | Lot Area                | Depth Factor | Front Ft. Rate | TOTAL | Adj. | TOTAL APPRAISAL |  |  |  |  |  |  |  |  |  |
|                         |       |                |          |              |                |       |      |                 |          |              |                |       |      |                 |                         |              |                |       |      |                 |  |  |  |  |  |  |  |  |  |

| PROPERTY FACTORS    |                |              |              | CLASSIFICATION  |      |           |       | CLASSIFICATION |      |               |       |                  |      |  |  |
|---------------------|----------------|--------------|--------------|-----------------|------|-----------|-------|----------------|------|---------------|-------|------------------|------|--|--|
| Utilities           | Street or Road | Home Site    | ACRES        | RATE            | ADJ. | Home Site | ACRES | RATE           | ADJ. | Home Site     | ACRES | RATE             | ADJ. |  |  |
| Public Water        | Paved          | <b>Woods</b> | <b>66.64</b> | <b>300</b>      |      |           |       |                |      | <b>19,992</b> |       |                  |      |  |  |
| Public Sewer        | Gravel         |              |              |                 |      |           |       |                |      |               |       |                  |      |  |  |
| Well                | Dirt           |              |              |                 |      |           |       |                |      |               |       |                  |      |  |  |
| Spring              | No Road        |              |              |                 |      |           |       |                |      |               |       |                  |      |  |  |
| Septic System       | Curb & Gutter  | Wasteland    |              |                 |      |           |       |                |      |               |       |                  |      |  |  |
| U. G. Utilities     | Sidewalk       |              |              |                 |      |           |       |                |      |               |       |                  |      |  |  |
| FRONTAGE TOPOGRAPHY |                |              |              | Total Area Land |      |           |       | Total Average  |      |               |       | Total Value Land |      |  |  |

|                  |               |                 |                    |
|------------------|---------------|-----------------|--------------------|
| General Remarks: |               |                 |                    |
| LEVEL [ ]        | SLOPES UP [ ] | SLOPES DOWN [ ] | <b>TPO V. POOR</b> |
| LOW [ ]          | STEEP UP [ ]  | STEEP DOWN [ ]  |                    |

BOARD REVIEW NOTES