

RECORD OF OWNERSHIP

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

08479

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

CLASS 6
 ZONING
 DISTRICT *042*

LEGAL DESCRIPTION
 SMITH F.P. FILE 407
 207.47 AC

0000000013083

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE
1986	<i>62,200</i>	<i>-</i>	<i>62,200</i>
1987	<i>62,200</i>	<i>-</i>	<i>62,200</i>
1988	<i>62,200</i>	<i>-</i>	<i>62,200</i>
1989	<i>62,200</i>	<i>-</i>	<i>62,200</i>
1990	<i>62,200</i>	<i>-</i>	<i>62,200</i>
1991	<i>62,200</i>	<i>-</i>	<i>62,200</i>
1992			
1993			
1994			
1995			
1996			
1997			

BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPRAISAL	APPRAISAL

NOTES:

NOTES	MAIN BUILDING		ROOFING		EXTERIOR FINISH		GENERAL FEATURES		NUMBER OF ROOMS		INTERIOR FINISH		PLUMBING & HEAT									
	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	<input type="checkbox"/>	Modern Kitch							
			Asbestos		Asb. Wood Shg.		S. Level <input type="checkbox"/>	S. Foyer <input type="checkbox"/>	Total No. Bedrooms		Ceciled		Cent. Heat	<input type="checkbox"/>	A/C							
	CONSTRUCTION		Metal		Cin. Block <input type="checkbox"/>	Stone <input type="checkbox"/>	FOUNDATION		FLOORS		Panel		Flr. or Wall Furnace	<input type="checkbox"/>	Stove							
	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		FIRE PLACES							
Cin. Block		Tile		Aluminum <input type="checkbox"/>	Masonite <input type="checkbox"/>	Riers <input type="checkbox"/>	Cin. Blk. <input type="checkbox"/>	ATTIC FINISH		INTERIOR CONDITION		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							
		COMPUTATIONS		EXTERIOR CONDITION		Basement Size		Attic Floor & Stairs		INSULATION		Brick []			C. Block []							
				Gd. <input type="checkbox"/>		Fair <input type="checkbox"/>	Poor <input type="checkbox"/>	VP <input type="checkbox"/>	Basmt. Finish		¼ <input type="checkbox"/>		½ <input type="checkbox"/>	¾ <input type="checkbox"/>	Full <input type="checkbox"/>	Attic <input type="checkbox"/>		Walls <input type="checkbox"/>	FI. <input type="checkbox"/>	Stone []		Metal []

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

M & L	M & L
DATE	DATE
APPR. <u>BP</u>	APPR.
DATE <u>5/16/05</u>	DATE
CLASSIFICATION <u>6</u>	ZONING

MOBILE HOME INFORMATION		Market Value All Improvements	
Owner		Market Value All Land	
Make	Year	TOTAL MARKET VALUE <u>62,241</u>	
Size	Cond.	USE VALUE APPRAISALS RECAP	
Not Home <input type="checkbox"/>	Time		
AM <input checked="" type="checkbox"/>	PM <input type="checkbox"/>	Average	Use Value
INFORMATION BY		Property and Income Information	
		Land Cost	\$
		Bldg. Cost	\$
		Sale Price	\$
		Rent	\$
		Expenses	\$
		Net Rent	\$
		BOARD REVIEW NOTES	

FRONTS ON					LAND VALUE COMPUTATIONS					LAND VALUE COMPUTATIONS				
Frontage	Depth	Square Footage	Per Acre	TOTAL	Per Acre	Square Footage	Per Acre	TOTAL	Per Acre	Square Footage	Per Acre	TOTAL	Per Acre	TOTAL APPRAISAL

PROPERTY FACTORS		CLASSIFICATION	ACRES	RATE	ADJ.	CLASSIFICATION	ACRES	RATE	ADJ.
Public Water	Paved	Home Site				Home Site			
Public Sewer	Gravel	<u>Woods</u>	<u>207.49</u>	<u>300</u>					<u>62,241</u>
Well	Dirt								
Spring	No Road								
Septic System	Curb & Gutter	Wasteland				Wasteland			
U. G. Utilities	Sidewalk								

FRONTAGE TOPOGRAPHY			General Remarks:
LEVEL <input type="checkbox"/>	SLOPES UP <input type="checkbox"/>	SLOPES DOWN <input type="checkbox"/>	<u>Top v. Power</u>
LOW <input type="checkbox"/>	STEEP UP <input type="checkbox"/>	STEEP DOWN <input type="checkbox"/>	