

RECORD OF OWNERSHIP

PEGASUS RESOURCES INC  
 ROCKY TOP DEV ATTN: BOB MAY  
 BOX 1357  
 ABINGDON, VA 24210  
 03499

DATE RECORDED	
DEED OR WILL BOOK	
CONSID-ERATION	YR- SP
DATE RECORDED	
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CLASS 5  
 ZONING  
 DISTRICT D2 3

LEGAL DESCRIPTION  
 OPEN FORK  
 R H MCCOY FILE # 16027  
 56.54AC

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	ADV
1986	16,900	—	16,900	
1987	16,900	-	16,900	
1988	16,900		16,900	
1989	16,900		16,900	
1990	16,900		16,900	
1991	16,900		16,900	
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 & HEATING
	Dwelling	Comp. Sh.	Wood Siding	Yr. Built	Bsmt. [ ] 2nd [ ]	Plaster	BATH(S) Full 1/2 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 [ ]
	<b>CONSTRUCTION</b>	Metal	Cin. Block [ ] Stone [ ]	<b>FOUNDATION</b>	<b>FLOORS</b>	Panel	Fir. or Wall Furnace [ ] Stove(s) [ ]
	Wood Frame	Tar & Grav.	Stucco [ ] Con. Block [ ]	Crawl [ ] Conc. [ ]	HW [ ] Pine [ ] Carp. [ ] Tile [ ]	Unfinished	<b>FIRE PLACE(S)</b>
	Cin. Block	Tile	Aluminum [ ] Masonite [ ]	Riers [ ] Cin. Blk. [ ]	<b>ATTIC FINISH</b>	<b>INTERIOR CONDITION</b>	Number
	Steel Frame	Shakes	Storm Doors [ ] Storm Win. [ ]	Slab [ ] Brick [ ]	Disappearing Stairs	Gd. [ ] Fair [ ] Poor [ ] VP [ ]	Number Chimneys

COMPUTATIONS						EXTERIOR CONDITION						INSULATION					
FORM	AGE	RATE	VALUE	RATE	VALUE	Gd. [ ] Fair [ ] Poor [ ] VP [ ]	Basement Size	Attic Floor & Stairs	Attic [ ] Walls [ ] Fl. [ ]	Brick [ ] C. Block [ ]	Stone [ ] Metal [ ]						
							Basmt. Finish	1/4 [ ] 1/2 [ ] 3/4 [ ] Full [ ]									

SUMMARY OF BUILDINGS													YR.	YR.	YR.
TYPE	AGE	GRADE	AGE	RATE	REPLACEMENT	COND.	DEPR.	Market Value	Market Value	Market Value	Market Value	Market Value	YR.	YR.	YR.
Dwelling															
Porch															
Porch															
Carport															
Garage															
Cent. A/C															
Basement															
Bsmt. Finish															
Attic															
Fireplace(s)															
Heating															
Bath(s)															

APRP. <u>B.P.</u>	APRP.	DATE <u>5/6/85</u>	DATE	CLASSIFICATION <u>5</u>	ZONING	MOBILE HOME INFORMATION	Market Value All Improvements	Market Value All Land <u>16,902</u>	TOTAL MARKET VALUE	USE VALUE APPRAISALS RECAP			Property and Income Information
DATE	DATE	DATE	DATE	DATE	DATE	Owner				Average	Use Value	Land Cost	
						Make						\$	
						Year						Bldg. Cost	
						Cond.						\$	
						Not Home [ ] Time						Sale Price	
						AM [ ] PM [ ]						\$	
						INFORMATION BY						Rent	
												\$	
												Expenses	
												\$	
												Net Rent	
												\$	

FRONTS ON										LAND VALUE COMPUTATIONS						LAND VALUE COMPUTATIONS					
Frontage	Depth	Square Footage	Unit Price	Front Factor	Front Ft. Size	TOTAL	Adj.	TOTAL APPRAISAL	Unit Price	Front Factor	Front Ft. Size	TOTAL	Adj.	TOTAL APPRAISAL	Unit Price	Front Factor	Front Ft. Size	TOTAL	Adj.	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>56.54</u>	<u>300</u>				<u>16,902</u>	
Well	Dirt								
Spring	No Road								
Septic System	Curb & Gutter	Wasteland				Wasteland			
U. G. Utilities	Sidewalk								

FRONTAGE TOPOGRAPHY			General Remarks:
LEVEL [ ]	SLOPES UP [ ]	SLOPES DOWN [ ]	<u>TOPO V. POOL</u>
LOW [ ]	STEEP UP [ ]	STEEP DOWN [ ]	

BOARD REVIEW NOTES