

RECORD OF OWNERSHIP

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

03500

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

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BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPRAISAL	APPRAISAL

NOTES:  
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 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

CLASS	5
ZONING	
DISTRICT	02 3

LEGAL DESCRIPTION  
 OPEN FORK  
 JOHN MCCOY FILE # 7686  
 72.36AC

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	ACR
1986	21,700	-	21,700	
1987	21,700	-	21,700	
1988	21,700		21,700	
1989	21,700		21,700	
1990	21,700		21,700	
1991	21,700		21,700	
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 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 [ ]
	CONSTRUCTION	Metal	Cin. Block [ ] Stone [ ]	FOUNDATION	FLOORS	Panel	Flr. or Wall Furnace [ ] Stove(s) [ ]
	Wood Frame	Tar & Grav.	Stucco [ ] Con. Block [ ]	Crawl [ ] Conc. [ ]	HW [ ] Pine [ ] Carp. [ ] Tile [ ]	Unfinished	FIRE PLACES
	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						INSULATION					
AREA	SIZE	RATE	VALUE	DATE	REMARKS	Gd. [ ] Fair [ ] Poor [ ] VP [ ]	Basmt. Finish	1/4 [ ] 1/2 [ ] 3/4 [ ] Full [ ]	Attic [ ] Walls [ ] Fl. [ ]	Stone [ ] Metal [ ]	BRICK [ ] C. BLOCK [ ]	STONE [ ] METAL [ ]	YR. 86	YR.	YR.		

SUMMARY OF BUILDINGS													
TYPE	AREA	SIZE	RATE	VALUE	DATE	REMARKS	TYPE	AREA	SIZE	RATE	VALUE	DATE	REMARKS
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 <b>21,708</b>
Attic	APRP. <b>B.P.</b>	APRP.	Make Year	TOTAL MARKET VALUE
Fireplace(s)	DATE <b>5/6/85</b>	DATE	Size Cond.	USE VALUE APPRAISALS RECAP
Heating	CLASSIFICATION <b>5</b>	ZONING	Not Home [ ] Time	Acres Use Value
Bath(s)			AM [ ] PM [ ]	Agric. Hort. Forest Open Space Totals
Total				Property and Income Information
Factor				Land Cost \$
Replacement				Bldg. Cost \$

FRONTS ON										LAND VALUE COMPUTATIONS										LAND VALUE COMPUTATIONS									
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	TO TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	TO TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	TO TOTAL APPRAISAL									

PROPERTY FACTORS		CLASSIFICATION	ACRES	RATE	ADJ.	CLASSIFICATION	ACRES	RATE	ADJ.
Utilities	Street or Road	Home Site				Home Site			
Public Water	Paved	<b>Wooded</b>	<b>77.36</b>	<b>300</b>				<b>21,708</b>	
Public Sewer	Gravel								
Well	Dirt								
Spring	No Road								
Septic System	Curb & Gutter	Wasteland				Wasteland			
U. G. Utilities	Sidewalk								

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

BOARD REVIEW NOTES