

RECORD OF OWNERSHIP

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

03539

DATE RECORDED
 DEED OR WILL BOOK *N/A*
 CONSID-ERATION **YR-SP**

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BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPRAISAL	APPRAISAL

NOTES:

CLASS **5**
 ZONING
 DISTRICT **02**

LEGAL DESCRIPTION
BUFFALO CREEK
KISER FILE # 13068
70AC

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	AC
1986	<i>21000</i>	<i>-</i>	<i>21000</i>	
1987	<i>21000</i>	<i>-</i>	<i>21000</i>	
1988	<i>21000</i>		<i>21000</i>	
1989	<i>21000</i>		<i>21000</i>	
1990	<i>21000</i>		<i>21000</i>	
1991	<i>21000</i>		<i>21000</i>	
1992				
1993				
1994				
1995				
1996				
1997				

MAP NO. 149D (A) 6660

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	<input type="checkbox"/>	Modern Kitchen	
			Asbestos		Asb. Wood Shg.		S. Level <input type="checkbox"/>	S. Foyer <input type="checkbox"/>	Total No. Bedrooms		Ceciled		Cent. Heat		A/C	
	CONSTRUCTION		Metal		Cin. Block <input type="checkbox"/>	Stone <input type="checkbox"/>	FOUNDATION		FLOORS		Panel		Fir. or Wall Furnace	<input type="checkbox"/>	Stove(s)	
	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 PLACE(S)	
	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 []			
ITEM	SIZE	RATE	VALUE	RATE	VALUE	Gd. <input type="checkbox"/>	Fair <input type="checkbox"/>	Poor <input type="checkbox"/>	VP <input type="checkbox"/>	Basmt. Finish	1/4 <input type="checkbox"/>	1/2 <input type="checkbox"/>	3/4 <input type="checkbox"/>	Full <input type="checkbox"/>	Attic <input type="checkbox"/>	Walls <input type="checkbox"/>	Fl. <input type="checkbox"/>	Stone []	Metal []

SUMMARY OF BUILDINGS												YR.	86	YR.	86	YR.
TYPE	DESCRIPTION	SIZE	GRADE	AGE	RATE	REPLACEMENT	COND.	DEPR.	Market Value	Market Value	Market Value	Market Value	Market Value	Market Value		
Dwelling																
Porch																
Porch																
Carport																
Garage																
Cent. A/C																
Basement																

MOBILE HOME INFORMATION		Market Value All Improvements		Market Value All Land		TOTAL MARKET VALUE		USE VALUE APPRAISALS RECAP		Property and Income Information	
Owner				21000		21000				Land Cost	
Make	Year									\$	
Size	Cond.									Bldg. Cost	
Not Home <input type="checkbox"/>	Time									\$	
AM <input type="checkbox"/> PM <input type="checkbox"/>										Sale Price	
INFORMATION BY										\$	
										Rent	
										\$	
										Expenses	
										\$	
										Net Rent	
										\$	

LAND VALUE COMPUTATIONS												LAND VALUE COMPUTATIONS											
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	ADJ.	TOTAL APPRAISAL	Unit Price	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.
Public Water	Paved			Woods	70	300		Home Site			
Public Sewer	Gravel										
Well	Dirt										
Spring	No Road										
Septic System	Curb & Gutter			Wasteland				Wasteland			
U. G. Utilities	Sidewalk										
				Total Appraisal	70.	Total Value Land		Total Appraisal		Total Value Land	

FRONTAGE TOPOGRAPHY			General Remarks:	
LEVEL <input type="checkbox"/>	SLOPES UP <input type="checkbox"/>	SLOPES DOWN <input type="checkbox"/>	Topo v Poor	
LOW <input type="checkbox"/>	STEEP UP <input type="checkbox"/>	STEEP DOWN <input type="checkbox"/>	68.5 ac adjacent to CCCo Mass	

BOARD REVIEW NOTES