

RECORD OF OWNERSHIP

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

03548

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  
**ROARING FORK**  
**A H KISER FILE # 14785**  
**48.20AC**

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	ACR
1986	<i>14500</i>	<i>-</i>	<i>14500</i>	
1987	<i>14500</i>		<i>14500</i>	
1988	<i>14500</i>		<i>14500</i>	
1989	<i>14500</i>		<i>14500</i>	
1990	<i>14500</i>		<i>14500</i>	
1991	<i>14500</i>		<i>14500</i>	
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 <input type="checkbox"/>	Modern Kitchen <input type="checkbox"/>					
		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) <input type="checkbox"/>			
	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.	YR.
ITEM	SIZE	GRADE	AGE	RATE	REPLACEMENT	COND.	DEPR.	Market Value	Market Value	Market Value						
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				14500	
Attic		APRP.	APRP.	Make	Year	TOTAL MARKET VALUE				14500
Fireplace(s)		BP		Size	Cond.	USE VALUE APPRAISALS RECAP				
Heating		DATE	DATE	Not Home <input type="checkbox"/>	Time	Acreage	Use Value			
Bath(s)		12-3-85		AM <input type="checkbox"/>	PM <input type="checkbox"/>					
Total		CLASSIFICATION	ZONING	INFORMATION BY						
Factor		S								
Replacement										

FRONTS ON		LAND VALUE COMPUTATIONS						LAND VALUE COMPUTATIONS						
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	12 86 TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	12 TOTAL APPRAISAL

PROPERTY FACTORS		CLASSIFICATION	ACRES	RATE	ADJ.	CLASSIFICATION	ACRES	RATE	ADJ.
Utilities	Street or Road	Home Site				Home Site			
Public Water	Paved	Poor	48.2	300					
Public Sewer	Gravel								
Well	Dirt								
Spring	No Road								
Septic System	Curb & Gutter	Wasteland				Wasteland			
U. G. Utilities	Sidewalk		48.2	Total Value Land	14460	Total Acreage		Total Value Land	

FRONTAGE TOPOGRAPHY		General Remarks:	
LEVEL <input type="checkbox"/>	SLOPES UP <input type="checkbox"/>	SLOPES DOWN <input type="checkbox"/>	
LOW <input type="checkbox"/>	STEEP UP <input type="checkbox"/>	STEEP DOWN <input type="checkbox"/>	

Property and Income Information	Mo
Land Cost	
\$	
Bldg. Cost	
\$	
Sale Price	
\$	
Rent	
\$	
Expenses	
\$	
Net Rent	
\$	

BOARD REVIEW NOTES