

RECORD OF OWNERSHIP

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

03599

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

CLASS 5  
 ZONING  
 DISTRICT 02

LEGAL DESCRIPTION  
 CANEY CREEK  
 STANLEY FILE # 1344Z  
 23.44AC

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	AC
1986	7000	-	7000	
1987	7000	-	7000	
1988	7000		7000	
1989	7000		7000	
1990	7000		7000	
1991	7000		7000	
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	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		Fir. or Wall Furnace [ ] Stove(s)	
	Wood Frame		Tar & Grav.		Stucco [ ] Con. Block [ ]		Crawl [ ]	Conc. [ ]		HW [ ]	Pine [ ]	Carp. [ ]	Tile [ ]	Unfinished	
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		Basement Size		Attic Floor & Stairs		INSULATION		Stone [ ] Metal [ ]	
ITEM	SIZE	RATE	VALUE	RATE	VALUE	Gd. [ ] Fair [ ] Poor [ ] VP [ ]		Basmt. Finish		1/4 [ ] 1/2 [ ] 3/4 [ ] Full [ ]		Attic [ ] Walls [ ] Fl. [ ]		Brick [ ] C. Block [ ]	

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

Total		M & L		M & L		MOBILE HOME INFORMATION		Market Value All Improvements						Property and Income Information	
Factor		DATE		DATE		Owner		Market Value All Land		7000				Land Cost	
Replacement		APRP. BP		APRP.		Make Year		TOTAL MARKET VALUE		7000				\$	
		DATE 5-13-85		DATE		Size Cond.		USE VALUE APPRAISALS RECAP						Bldg. Cost	
		CLASSIFICATION S		ZONING		Not Home [ ] Time		Acreage		Use Value				\$	
						AM [ ] PM [ ]		Agric.						Sale Price	
						INFORMATION BY		Hort.						\$	
								Forest						Rent	
								Open Space						\$	
								Totals						Expenses	

FRONTS ON												LAND VALUE COMPUTATIONS												LAND VALUE COMPUTATIONS											
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	10 TOTAL APPRAIAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	10 TOTAL APPRAIAL																					

PROPERTY FACTORS				CLASSIFICATION				ACRES				RATE				ADJ.			
Utilities	Street or Road			Home Site								Home Site							
Public Water	Paved			23.44				300				7032							
Public Sewer	Gravel																		
Well	Dirt																		
Spring	No Road																		
Septic System	Curb & Gutter			Wasteland								Wasteland							
U. G. Utilities	Sidewalk			Total Acreage 23.44				Total Value Land 7032				Total Acreage				Total Value Land			

FRONTAGE TOPOGRAPHY				General Remarks:			
LEVEL [ ]	SLOPES UP [ ]			22.76 AC ACCORD TO CDD Map			
LOW [ ]	STEEP UP [ ]						
	STEEP DOWN [ ]						

Land Cost	\$
Bldg. Cost	\$
Sale Price	\$
Rent	\$
Expenses	\$
Net Rent	\$

BOARD REVIEW NOTES