

RECORD OF OWNERSHIP

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

03668

DATE RECORDED  
 DEED OR WILL BOOK *n/a*  
 CONSIDERATION **YR-SP**

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CLASS **6**  
 ZONING  
 DISTRICT **02**

LEGAL DESCRIPTION  
**BIG SPRADLE**  
**RAMSEY FILE # 1507Z**  
**159.65AC**

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	AC
1986	48500	—	48500	
1987	48500		48500	
1988	48500		48500	
1989	48500		48500	
1990	48500		48500	
1991	48500		48500	
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
	<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>FIREPLACE(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					
ITEM	SIZE	RATE	VALUE	RATE	VALUE	Gd. [ ] Fair [ ] Poor [ ] VP [ ]	Basement Size	Attic Floor & Stairs	Basmt. Finish	1/4 [ ] 1/2 [ ] 3/4 [ ] Full [ ]	Attic [ ] Walls [ ] Fl. [ ]	Brick [ ] C. Block [ ]	Stone [ ] Metal [ ]				

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

Basement	M & L	M & L	<b>MOBILE HOME INFORMATION</b>	Market Value All Improvements
Bsmt. Finish			Owner	Market Value All Land <u>48500</u>
Attic	DATE	DATE	Make Year	<b>TOTAL MARKET VALUE</b> <u>48500</u>
Fireplace(s)			Size Cond.	<b>USE VALUE APPRAISALS RECAP</b>
Heating	APRP. <u>EP</u>	APRP.	Not Home [ ] Time	Acreage Use Value
Bath(s)	DATE <u>5-1-85</u>	DATE	AM [ ] PM [ ]	Property and Income Information
Total	CLASSIFICATION <u>6</u>	ZONING	<b>INFORMATION BY</b>	Land Cost
Factor				\$
Replacement				Bldg. Cost

FRONTS ON										LAND VALUE COMPUTATIONS										LAND VALUE COMPUTATIONS									
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	1986 TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	1986 TOTAL APPRAISAL															

PROPERTY FACTORS				CLASSIFICATION	ACRES	RATE	ADJ.	CLASSIFICATION	ACRES	RATE	ADJ.
<b>Utilities</b>		<b>Street or Road</b>		Home Site				Home Site			
Public Water	Paved			<u>12.300</u>	<u>12.300</u>	<u>4200</u>					
Public Sewer	Gravel			<u>17.765</u>	<u>17.765</u>	<u>4200</u>					
Well	Dirt										
Spring	No Road										
Septic System	Curb & Gutter			Wasteland				Wasteland			
U. G. Utilities	Sidewalk			<b>Total Acreage</b> <u>159.65</u>	<b>Total Value Land</b> <u>41795</u>	<b>Total Acreage</b>		<b>Total Value Land</b>			

FRONTAGE TOPOGRAPHY			General Remarks:		
LEVEL [ ]	SLOPES UP [ ]	SLOPES DOWN [ ]			
LOW [ ]	STEEP UP [ ]	STEEP DOWN [ ]			

BOARD REVIEW NOTES