

RECORD OF OWNERSHIP

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

08449

DATE RECORDED	
DEED OR WILL BOOK	130-180
CONSID-ERATION	YR- SP

DATE RECORDED	
DEED OR WILL BOOK	
CONSID-ERATION	

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CONSID-ERATION	

BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPRAISAL	APPRAISAL

NOTES:

CLASS 5
 ZONING
 DISTRICT 04

LEGAL DESCRIPTION
 BEAR TREE BRANCH
 MANIS MULLINS TRACT
 23.30AC

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				

NOTES	MAIN BUILDING		ROOFING		EXTERIOR FINISH		GENERAL FEATURES			NUMBER OF ROOMS		INTERIOR FINISH		PLUMBING & HEATING	
	Dwelling		Comp. Sh.		Wood Siding		Yr. Built	Remod.		Bamt. [] 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		FIRE PLACES			
	Cin. Block		Tile		Aluminum [] Masonite []		Riers [] Cin. Bk. []		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		Brick [] C. Block []	
TYPE	SIZE	RATE	VALUE	DATE	VALUE	Gd. [] Fair [] Poor [] VP []	Basmt. Finish	1/4 [] 1/2 [] 3/4 [] Full []	Attic [] Walls [] Fl. []	Stone [] Metal []		YR. 86		YR.	YR.

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

Basmt. Finish	M & L	M & L	MOBILE HOME INFORMATION		Market Value All Improvements		
Attic	DATE	DATE	Owner	Market Value All Land		7000	
Fireplace(s)	APRP. <i>BD</i>	APRP.	Make	TOTAL MARKET VALUE		7000	
Heating	DATE	DATE	Size	USE VALUE APPRAISALS RECAP			
Bath(s)	DATE	DATE	Not Home [] Time	Agric.	Acres	Use Value	
Total	5-3-85		AM [] PM []	Hort.			
Factor	CLASSIFICATION	ZONING	INFORMATION BY		Forest		
Replacement	S				Open Space		
					Totals		

FRONTS ON			LAND VALUE COMPUTATIONS						LAND VALUE COMPUTATIONS					
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	1/2 TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	1/2 TOTAL APPRAISAL
								86						15

PROPERTY FACTORS			CLASSIFICATION				CLASSIFICATION				
Utilities	Street or Road		Home Site	ACRES	RATE	ADJ.	Home Site	ACRES	RATE	ADJ.	
Public Water	Paved			23.3	300						6990
Public Sewer	Gravel										
Well	Dirt										
Spring	No Road										
Septic System	Curb & Gutter		Wasteland				Wasteland				
U. G. Utilities	Sidewalk			23.3							6990

IRON LAGE TOPOGRAPHY			General Remarks: <i>TOPO U POOR</i>		
LEVEL []	SLOPES UP []	SLOPES DOWN []			
LOW []	STEEP UP []	STEEP DOWN []	<i>25.30AC ACCORD TO CCCO MAPS</i>		

BOARD REVIEW NOTES