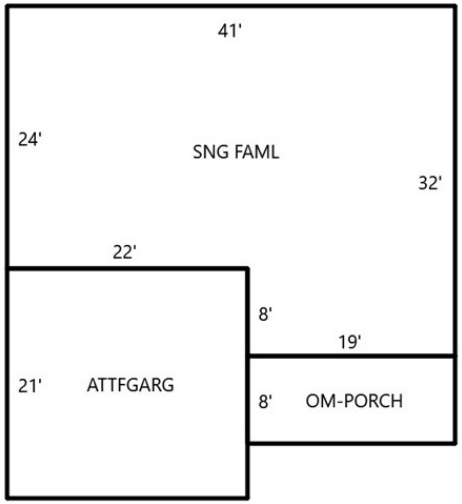
11/02/2026 02:32 OWNERSHIP 1155703	PROPERTY DESCRIPTION	TAX DESCRIPTION	MAP NUMBER	CARD#
BALLYSTEEN REALTY LLC 150 E WALKER WOODS LN CLAYTON, NC 27527-9703 DEED: 02072 0494 5/19/2026 $0	LOT 1 MURPHYS RIDGE PLATBOOK/PAGE/DATE: 00054 00171 NB: 411 MURPHYS RIDGE 4458 POPPY MALLOW LN	TALLY HO	096000589309 RECORD NUMBER: 60021 ROUTE: LISTER: REVIEWER: JER 2/25/2026	1 / 1



TOPO	STREET	UTILITIES	NOTES	LT
			1.539 Acres - Lot 1 New House for 2027	1.0000

#	LAND CLASS	SIZE	BASERATE	*	ACF	*	ADJ	=	ADJ RATE	*	UNITS	=	LNDVALUE
1	72QLOT PRICE 2	1.000	50000		1.00		1.00		50000		1.000		50000

ACREAGE FACTOR: **FRONTAGE FACTOR:** **LAND VALUE** **50,000**

#	OTHER FEATURES	SIZE	BASERATE	COND	ADJ RATE	UNITS	VALUE
1	13 C CONCRETE PAVING	1,176 * 1	2.99	0.00	2.99	1176	3516

OTHER FEATURES VALUE: **3,516**

FOUNDATION	XTR_FINISH	ROOF TYPE	ROOF MTRL	SIZE/QTY
CW	Unfinished	GABLE	-1	1.4100 STHT 3 BDRM

WALL FINISH	FLOORS	HEAT&AIR	HEAT FUEL	BUILDING #
UNFINISHED	UNFINISHED	NONE	NONE	1

IMPROVEMENT TYPE:	DWELLING	GRADE:	C	AYB:	2026	EYB:	2026	CONDITION:	AVERAGE	DEPR TABLE:		SQ FT TABLE:	

DIMENSIONS: 78=W22N21E22S21Area:462;01=W22N24E41S32W19N8Area:1136;89=S8E19N8W19Area:152;76=Area:462;TotalArea:2212

STRUCTURE	SKETCH-SF	*	STHT	=	AREA	RATE	*	GRDE	+	HEAT	+	EXWL	*	WLHT	=	ADJRATE	*	AREA	=	RPCN	*	DEPF	*	CNDF	=	STR-VALUE
01 01 SNG FAML	1136		1.41		1602	133.36		C		(3.70)				0.95		123.18		1602		197334						197334
1 HALFBATHS	0				0											3417.00		0		3417						3417
2 BATHS	0				0											5100.00		0		10200						10200
89 89 OM-PORCH	152		1.00		152	42.89								1.00		42.89		152		6519						6519
78 78 ATTFGARG	462		1.00		462	54.51								1.00		54.51		462		25184						25184
76 76 UNFIN AREA	462		0.54		249	30.60								1.00		30.60		249		7619						7619
	1602	HSF			2465	TSF										RPCN=156.2253/HSF				250273		VALU=156.23/HSF				250273

STRUCTURE VALUE **UC 10.00%** **25,027**

CARD 1 VALUE **78,543**

VALUATION	THIS CARD	+	OTHER CARD	=	VALUE	PREV-VAL
LAND	50,000				50,000	0
OTHER FEAT	3,516				3,516	0
STRUCTURE	25,027				25,027	0
TOTAL	78,543				78,543	0

OTHER CARDS VALUE

TOTAL VALUE **78,543**

NBHD ADJUSTMENT: **1.00**

(1828172) Group:0	**TAX YEAR: 2027**			**APPRAISED VALUE**	78,543
Granville County, NC	**REVAL YEAR: 2024**	**DEFERRED VALUE**	0	**TAXABLE VALUE**	78,543

4458 Poppy Mallow Lane, Lot 1



11/2/2026, 2:58:48 PM

1:2,266

0 0.01 0.03 0.06 mi

0 0.03 0.05 0.1 km

Granville County, State of North Carolina DOT, Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA