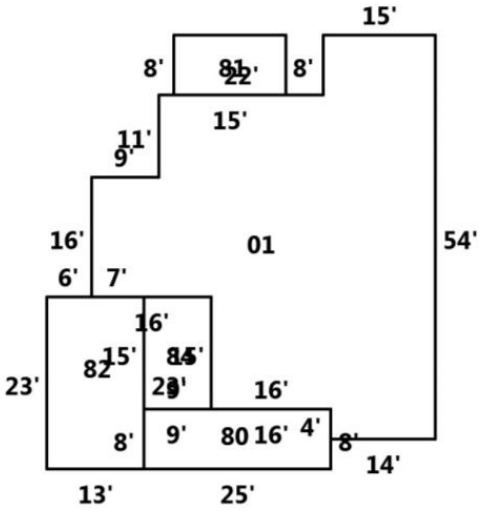
10/05/2026 02:09 OWNERSHIP 1121893	PROPERTY DESCRIPTION	TAX DESCRIPTION	MAP NUMBER	CARD#
SOMERS ALYSSA 422 HANCOCK ST OXFORD, NC 27565-3715 DEED: 01993 0548 8/8/2024 $260,000	LOT 2 PLATBOOK/PAGE/DATE: 00001 00005 NB: 014 OXFORD CITY AVERAGE 422 HANCOCK ST	OXFORD OXFORD	192317204545 RECORD NUMBER: 10478 ROUTE: 192317 005 LISTER: DENNIS S 6/16/2022 REVIEWER: DENNIS S 6/16/2022	1 / 1



TOPO	STREET	UTILITIES	NOTES	LT
			DB 234,PG 301 DB 231,PG 1 26/100 AC	1.0000

#	LAND CLASS	SIZE	BASERATE	*	ACF	*	ADJ	=	ADJ RATE	*	UNITS	=	LNDVALUE
1	72LLOT PRICE 2	1.000	45000		1.00		1.00		45000		1.000		45000

ACREAGE FACTOR: 0 **FRONTAGE FACTOR:** 0 **LAND VALUE** **45,000**

#	OTHER FEATURES	SIZE	BASERATE	COND	ADJ RATE	UNITS	VALUE

OTHER FEATURES VALUE: **0**

FOUNDATION	XTR_FINISH	ROOF TYPE	ROOF MTRL	SIZE/QTY
CONCRETE BLOCK CW	WOOD FRAME-SIDING	HIP	ASPHALT SHINGLE	1.0000 STHT 0 BDRM

WALL FINISH	FLOORS	HEAT&AIR	HEAT FUEL	BUILDING #
PLASTER	SOFTWOOD	CENTRAL HEAT CENTRAL AIR	ELECTRIC	1

IMPROVEMENT TYPE:	DWELLING	GRADE:	C+5	AYB:	1920	EYB:	1970	CONDITION:	AVERAGE	DEPR TABLE:		SQ FT TABLE:	

DIMENSIONS: SFR-CL40U30R40D12R2D7L2D11 OFP-CL40D8R40U8 WDK-L40CU38XL6D8XD30XD8R6XU8 OFP-U30CR40U8L40D8H

STRUCTURE	SKETCH-SF	*	STHT	=	AREA	RATE	*	GRDE	+	HEAT	+	EXWL	*	WLHT	=	ADJRATE	*	AREA	=	RPCN	*	DEPF	*	CNDF	=	STR-VALUE
01 SNG FAML	1769		1.00		1769	131.93		C 1.05		2.50				1.00		141.03		1769		249482		0.48				119751
1 FIREPLACE	0				0											3400.00		0		3400		0.48				1632
2 BATHS	0				0											5100.00		0		10200		0.48				4896
50%UNF-BSMT	0				885	29.02		1.05								30.47		885		26966		0.48				12944
81 ENCPORCH	120		1.00		120	61.83		1.05						1.00		64.92		120		7790		0.48				3739
80 PORCH	200		1.00		200	37.77		1.05						1.00		39.66		200		7932		0.48				3807
82 CARPORT	299		1.00		299	41.23		1.05						1.00		43.29		299		12944		0.48				6213
84 SCRNPRCH	135		1.00		135	42.86		1.05						1.00		45.00		135		6075		0.48				2916
	1769	HSF			3408	TSF										RPCN=183.6003/HSF				324789		VALU=88.13/HSF				155898

STRUCTURE VALUE **177,724**

CARD 1 VALUE **222,724**

VALUATION	THIS CARD	+	OTHER CARD	=	VALUE	PREV-VAL
LAND	45,000				45,000	45,000
OTHER FEAT	0				0	0
STRUCTURE	177,724				177,724	177,724
TOTAL	222,724				222,724	222,724

OTHER CARDS VALUE

TOTAL VALUE **222,724**

NBHD ADJUSTMENT: **1.14**

(1904086) Group:0	**TAX YEAR: 2027**			**APPRAISED VALUE**	222,724
Granville County, NC	**REVAL YEAR: 2024**	**DEFERRED VALUE**	0	**TAXABLE VALUE**	222,724