

ADMINISTRATIVE INFORMATION

OWNERSHIP

Tax ID 26249

Printed 03/16/2020 Card No. 1 of 1

PARCEL NUMBER
55 1 7
Parent Parcel Number
Property Address
744 NARROGATE LN
Neighborhood
500 County Southeast
Property Class
6 6-Agricultural/Undev (100+)

ARRINGTON RALPH M
728 PITT AVE
VINTON, VA 24179
RD 662
TRACTS 7-10

TRANSFER OF OWNERSHIP

Date
07/17/1990
Bk/Pg: 398, 0616
\$51698

AGRICULTURAL

TAXING DISTRICT INFORMATION

Jurisdiction 018
Area 001
District 02

VALUATION RECORD

Assessment Year	01/01/1998	01/01/2004	01/01/2008	01/01/2008	01/01/2013	01/01/2017
Reason for Change	20	Reassessment	Reassessment	RHearing Chg	2013	2017
VALUATION	L 61700	180500	388000	388000	325300	325300
0	B 37500	48400	53800	51100	50600	46400
	T 99200	228900	441800	439100	375900	371700

Site Description

Topography:
Rolling
Public Utilities:
Electric
Street or Road:
Unpaved
Neighborhood:
Static
Zoning:
1 9 Homesite
Legal Acres:
2 31 Rural Land
126.3390

LAND DATA AND CALCULATIONS

Land Type	Rating Soil ID -or- Actual Frontage	Measured Acreage -or- Effective Frontage	Table Effective Depth	Prod. Factor -or- Depth Factor -or- Square Feet	Base Rate	Adjusted Rate	Extended Value	Influence Factor	Value
1 9 Homesite	8	1.0000		0.00	12000.00	12000.00	12000	SV	12000
2 31 Rural Land	12	125.3390		1.00	2500.00	2500.00	313300		313300

COM1: 55 -(1)- 7
HN04: 2004 Reassess Hearing NoChange
LAND: LONG CREEK FRONTAGE
LU19: LAND USE APPLICATION 2019
REVALIDATION 2013
RC08: REASSESSMENT HEARING CHANGE 08

Supplemental Cards
TRUE TAX VALUE 325300

Supplemental Cards
TOTAL LAND VALUE 325300

IMPROVEMENT DATA

PHYSICAL CHARACTERISTICS

Style: 75 Double-wide
 Occupancy: Single family
 Story Height: 1.0
 Finished Area: 1080
 Attic: None
 Basement: None

04

ROOFING

Material: Metal
 Type: Gable
 Framing: Std for class
 Pitch: Not available

FLOORING

Sub and joists 1.0
 Carpet 1.0
 Vinyl sheet 1.0

EXTERIOR COVER

Vinyl siding 1.0

INTERIOR FINISH

Drywall 1.0

ACCOMMODATIONS

Finished Rooms 5
 Bedrooms 3

HEATING AND AIR CONDITIONING

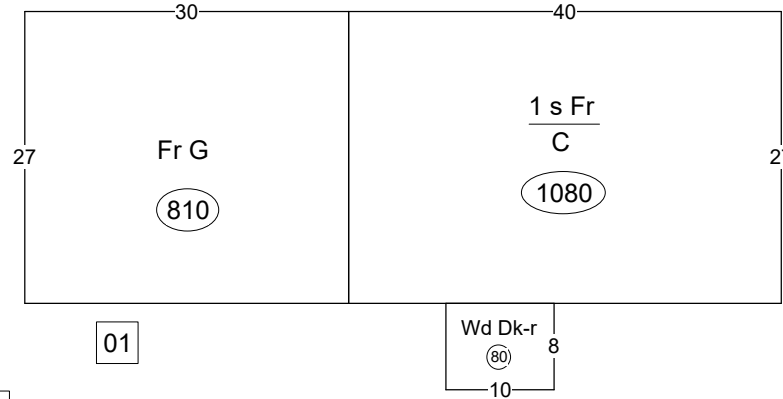
Primary Heat: Heat pump
 Lower Full Part
 /Bsmt 1 Upper Upper
 Air Cond 0 1080 0 0

PLUMBING

 3 Fixt. Baths 2 6
 Kit Sink 1 1
 Water Heat 1 1
 TOTAL 8

REMODELING AND MODERNIZATION

Amount Date



Construction	Base Area	Floor Area	Finished Area	Sq Ft	Value
1 Wood frame	1080	1.0	1080		66770

1080 Crawl	----	0
TOTAL BASE		66770
Row Type	Adjustment	1.00%
SUB-TOTAL		66770
0 Interior Finish		0
0 Ext Lvg Units		0
0 Basement Finish		0
Fireplace(s)		0
Heating		0
Air Condition		2210
Frame/Siding/Roof		2090
Plumbing Fixt: 8		4590
Other Features		1000
SUB-TOTAL ONE UNIT		76660
SUB-TOTAL 0 UNITS		76660
Exterior Features		
Description	Value	
WDDK-R	1410	
Garages		
0 Integral		0
810 Att Garage		13510
0 Att Carports		0
0 Bsmt Garage		0
Ext Features		1410
SUB-TOTAL		91580
Quality Class/Grade		D-10
GRADE ADJUSTED VALUE		82420

02 METAL

03

(LCM: 100.00)

SPECIAL FEATURES

Description	Value
D :FLUE SWL-PRIV	1000 0

SUMMARY OF IMPROVEMENTS

Description	Value	ID	Use	Stry Hgt	Const Type	Grade	Year Const	Eff Year	Cond	Base Rate	Feat-ures	Adj Rate	Size or Area	Computed Value	Phys Depr	Obsol Depr	Market Adj	% Comp	Value
D :FLUE SWL-PRIV	1000 0	D	DWELL	0.00		D-10	1991		AV	0.00	Y	0.00	1080	82420	22	0	67	100	43100
		G01	ATTGAR	0.00	1				AV	16.68	N	16.68	27x 30	13510	0	0	0	100	0
		01	MTL CP	0.00	1				AV	0.00	N	0.00	0	0	0	0	SV	0	500
		02	STEELUTL	0.00	1				AV	0.00	N	0.00	0	0	0	0	SV	0	1500
		03	EQUPSHED	0.00	1	D	2005		AV	0.00	N	0.00	27x 30	0	0	0	SV	0	1000
		04	MTL CP	0.00	1				F	0.00	N	0.00	0	0	0	0	SV	0	300

Data Collector/Date

Appraiser/Date

Neighborhood

Supplemental Cards

GA 07/08/2016

GA 07/08/2016

Neigh 500 AV

TOTAL IMPROVEMENT VALUE

46400