



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:03:26
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Assessment Data					Primary Image																																																																																																																				
Account 300000817 Parcel ID 0000-30-25N-25W-1-002-00 Cadastral ID 0000-25N-25W-30-1-002-00 Property Type REAL - Real Property Property Class RC VI Area 4 Tax Area 101 - 1R-LAVERNE Name ID 12697 MURPHY FARMS, INC. MURPHY-BROWN, LLC ATTN: ZACH FAIRCLOTH P.O. BOX 856 WARSAW NC 28398-0856																																																																																																																									
Parcel Location Situs 17354 US HWY 412 Subdivision Lot/Block / Parcel Size 18.49 - Acres Sec/Twn/Rng 30 / 25 / 25 / 1 Neighborhood 1000 - COUNTY School District 1-LAVERNE - 1-LAVERNE																																																																																																																									
Legal Description Lat/Long: 36.61510664 -99.84563888 SEC.30-25-25 N2W2W2NE4 LESS 2.51 AC.TR. BOOK 534 PAGE 158					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Primary Image	
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable</p> <p>Non-Ag Acres 18.49</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 181 RURAL COMMERCIAL</p> <p>Value Method Acre</p> <p>Base Lot Value 18.49 x 5,000.00 = 92,450</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 92,450</p>		
Cost Approach		
<p>Manual Date 07/2025</p> <p>Total Building Area 1,680</p> <p>Total Base Value 207,833</p> <p>Modifier Value</p> <p>Misc Improvements 7,945</p> <p>Replacement Cost New 215,778</p> <p>Phys/Func Depreciation Loss ()</p> <p>RCN Less Phys/Func 43,156</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources) 43,156</p> <p>Depreciated Improvements</p> <p>Outbuilding Value 556,013</p> <p>Total Improvement Value 599,169</p> <p>Land Value 92,450</p> <p>Cost Approach Value 691,619 411.68/SqFt</p>	<p>Image ID 18863</p> <p>Image Date 5/17/2022</p> <p>Name 0817_1.JPG</p> <p>Description 1</p>	
Income Approach	Value Reconciliation	
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value 0.00</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value 556,013</p> <p>Land Value 92,450</p> <p>Total Appraised Value 691,619 411.68/SqFt</p>	



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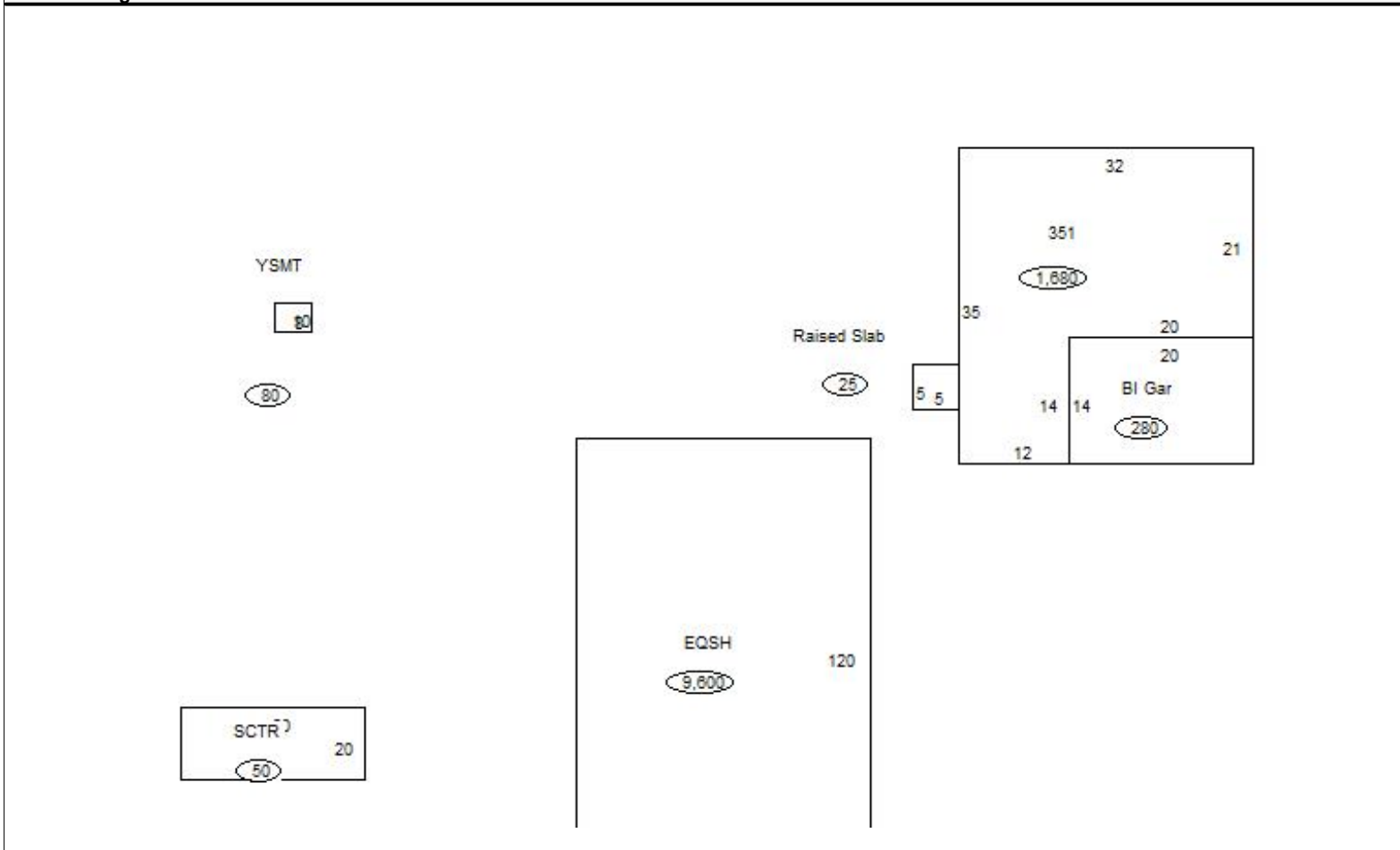
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	351		20	351	840	2.000	1,680
2	M	PATO		20	Raised Slab	25	1.000	25
3	M	GRBI		20	BI Gar	280	1.000	280
4	O	EQSH		50	EQSH	9,600	1.000	9,600
5	O	SCTR		50	SCTR	50	1.000	50
6	O	SHDS		50	YSMT	80	1.000	80
Total Building Area						840		1,680



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Metal WHITE/RED	10x8x8		Formed Metal	80
	Qual 3	Cond 3	Year 2023	Eff Age	3	
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)	
Base Cost (26.23 x 80)				2,098	294	1,804
	@N111.5	TRUCK DRYER 2011	70x20x0			1,400
	Qual 3	Cond 3	Year 2011	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)	
Base Cost (111.52 x 1,400)				156,128	6,245	149,883
	@N111.5	ELECTRONICS-COMPUTER	8x8x0			64
	Qual 3	Cond 3	Year 2011	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)	
Base Cost (111.52 x 64)				7,137	285	6,852
	@N111.5	Wing & 2 MONITORS	15x10x0			150
	Qual 3	Cond 3	Year 2011	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)	
Base Cost (111.52 x 150)				16,728	669	16,059
	@N52.50	TRUCK WASH 2 STALL W/R	100x72x16	Concrete		7,200
	Qual 3	Cond 3	Year 2005	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)	
Base Cost (52.50 x 7,200)				378,000	94,500	283,500
	SCTR	Scales - Truck, Concrete Platform	50x20x0			50
	Qual 4	Cond 4	Year 1990	Eff Age	29	
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)	
Base Cost (899.77 x 50)				44,989	25,644	19,345
	EQSH	Equipment Shed -METAL	120x80x14	Concrete	Galvanized Metal	9,600
	Qual 5	Cond 4	Year 1980	Eff Age	37	
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)	
Base Cost (22.12 x 9,600)				212,352	133,782	78,570
Total Site Improvement Value						556,013