



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
<b>Account</b> 660106217 <b>Parcel ID</b> 000000-0-0-00859-007-0001 <b>Cadastral ID</b> 24-20-14-04110 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 3 <b>Tax Area</b> 1 - CATOOSA OT <b>Name ID</b> 346804 CRAIG, PAUL & BARBARA  5607 OLD GARDEN RD APT 206 WILMINGTON NC 28403-0000  <b>Parcel Location</b> <b>Situs</b> 03204 RIDGELINE RD <b>Subdivision</b> VALE AT REDBUD PHASE II <b>Lot/Block</b> 0001 / 0007 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 24 / 20 / 14 / 5 <b>Neighborhood</b> 1135 - R-V01-NW CATOOSA <b>School District</b> S002 - CATOOSA SCHOOLS					<p>660106217_003.JPG 9/13/2025</p>																																																	
<b>Legal Description</b> Lot/Long: 36.20040685 -95.76464371																																																						
<b>LOT 1 BLOCK 7 VALE AT REDBUD PHASE 2</b>					<b>Building Permits</b> <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>R24 171979</td> <td>R25 NEW SFR</td> <td>01/2024</td> <td>02/2025</td> <td>350,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R24 171979	R25 NEW SFR	01/2024	02/2025	350,000																																			
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Lot Data		Square-Foot - NBHD 1135 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.4077		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	17,760.00 x 5.99 = 106,382		
Factor Value			
Adjustments	0.7246		
Lot Value	77,084		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	2,406 / 2,406
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,406
Fixture/RghIn	13 /
Bed/F/H Bath	3 / 3.0 / 1.0
Basement Area	
Garage Type	660 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	2024 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	108.43	Total Misc Impr	+ 12,194
Roofing Adj	+ 5.19	Garage Cost	+ 31,172
Subfloor Adj	+ -3.40	Total RCN	= 364,206
Heat/Cool Adj	+ 14.47	Depreciation ( 2%)	- 7,284
Plumbing Adj	+ 8.66	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 356,922
Adj Base Cost	= 133.35	Lot Value	+ 77,084
Total Area	x 2,406	Indicated Value	= 434,006
Adjusted Cost	= 320,840	Value Per SqFt	180.38

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	356,922		
Lot Value	77,084		
Indicated Value	434,006	180.38	Per SqFt
Agland Value			
Site Improvements			
Total Value	434,006	180.38	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	166674	106		106	29.18		3,093
PATC	Patio - Covered	166675	12x10		120	22.26		2,671
FPR1	Fireplace - Residential 1 Story			2024	1	6,429.63		6,430



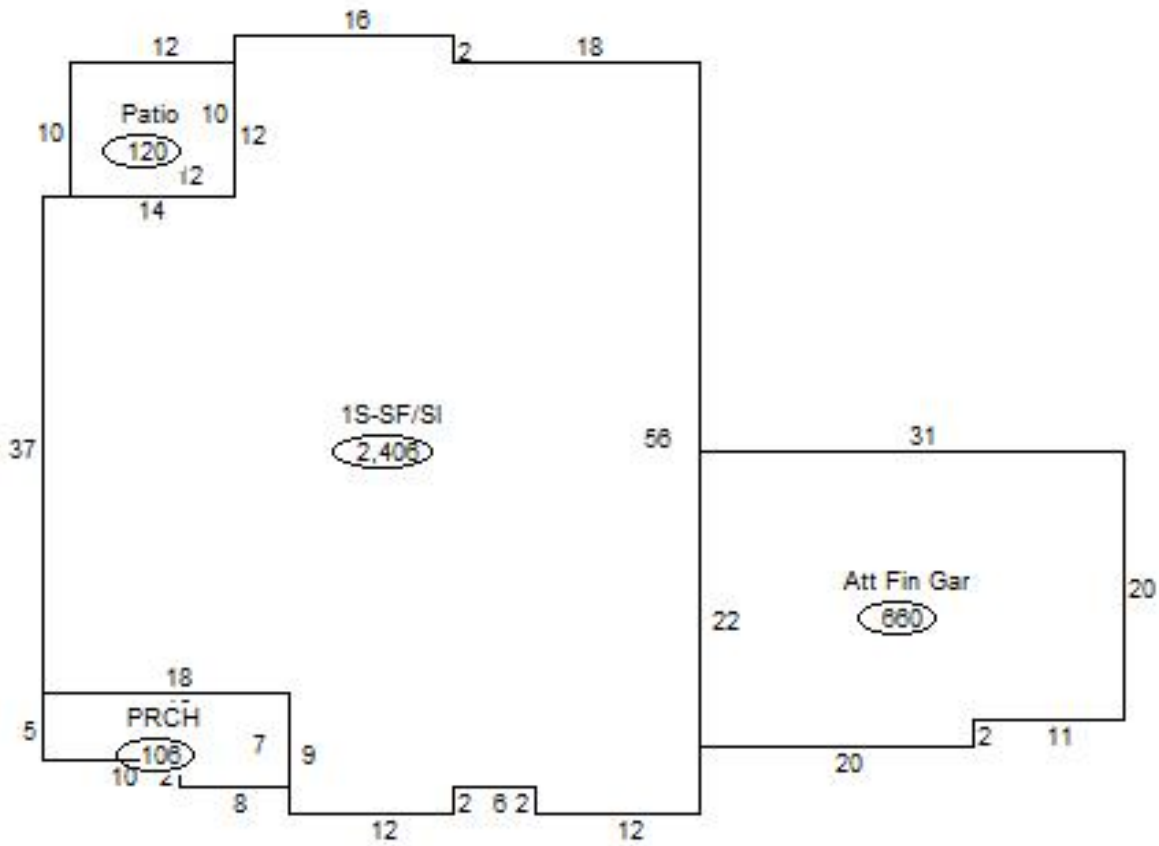
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	2,406	1.000	2,406
2	G	5		20	Att Fin Gar	660	1.000	660
3	M	PRCH		20	PRCH	106	1.000	106
4	M	PATC		20	Patio	120	1.000	120
<b>Total Building Area</b>						2,406		2,406