

# Property Summary

Tax Year: 2025

<b>REID</b>	183520	<b>PIN</b>	7801-92-8851	<b>Property Owner</b>	SMITH, PHILLIP M
<b>Location Address</b>	1225 MONTLIEU AVE	<b>Property Description</b>	PT 4-18 & 22 PB 13-62 MONTLIEU AV PL:13-62	<b>Owner's Mailing Address</b>	1107 ALVERSTONE DR KERNERSVILLE NC 27284

Administrative Data	
<b>Plat Book &amp; Page</b>	13-62
<b>Old Map #</b>	
<b>Market Area</b>	7811C01
<b>Township</b>	18-HIGH POINT
<b>Planning Jurisdiction</b>	HP-HIGH POINT
<b>City</b>	High Point
<b>Fire District</b>	
<b>Spec District</b>	
<b>Land Class</b>	COMM
<b>History REID 1</b>	
<b>History REID 2</b>	
<b>Acreage</b>	0.51
<b>Permit Date</b>	
<b>Permit #</b>	

Transfer Information	
<b>Deed Date</b>	5/3/2017
<b>Deed Book</b>	007930
<b>Deed Page</b>	00436
<b>Revenue Stamps</b>	\$500
<b>Package Sale Date</b>	5/3/2017
<b>Package Sale Price</b>	\$250,000
<b>Land Sale Date</b>	
<b>Land Sale Price</b>	

Improvement Summary	
<b>Total Buildings</b>	1
<b>Total Units</b>	0
<b>Total Living Area</b>	0
<b>Total Gross Leasable Area</b>	8,000

Property Value	
<b>Total Appraised Land Value</b>	\$99,200
<b>Total Appraised Building Value</b>	\$139,000
<b>Total Appraised Misc Improvements Value</b>	\$6,300
<b>Total Cost Value</b>	\$244,500
<b>Total Appraised Value - Valued By Cost</b>	<b>\$244,500</b>
<b>Other Exemptions</b>	
<b>Exemption Desc</b>	
<b>Use Value Deferred</b>	
<b>Historic Value Deferred</b>	
<b>Total Deferred Value</b>	
<b>Total Taxable Value</b>	<b>\$244,500</b>

# Building Summary

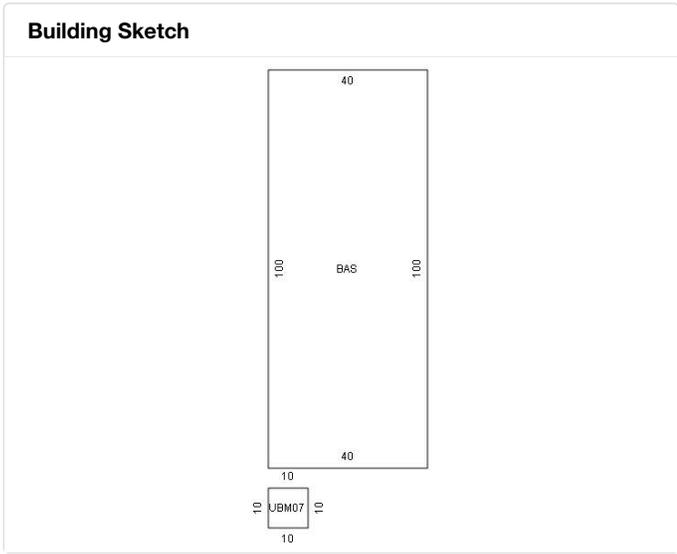
Card 1 1225 MONTLIEU AVE

Building Details	
Bldg Name	
Primary Occupancy Type	Stores and Commerci
Primary Occupancy	13-353-Retail Store
Primary Class	D
Primary Quality	Fair
Year Built	1984
Effective Year	1988
Physical Depreciation (Rating)	A
Physical Depreciation (% Bad)	43%
Economic Depreciation (% Bad)	0%
Functional Depreciation (% Bad)	0%
Gross Leasable Area (SQFT)	8,000
Remodeled Year	0
Total Stories	1

Building Total & Improvement Details	
Total Adjusted Replacement Cost New	\$365,600
Physical Depreciation (% Bad)	43%
Depreciated Value	\$139,033
Economic Depreciation (% Bad)	0%
Functional Depreciation (% Bad)	0%
Total Depreciated Value	\$139,033
Market Area Factor	1
Building Value	\$139,000
Misc Improvements Value	\$6,300
Total Improvement Value	\$145,300
Assessed Land Value	\$99,200
Assessed Total Value	\$244,500

Section 1 Details		
Occupancy Type	Stores and Commerci	Rate
Air Conditioning	NONE	\$0
Class	D	\$0
Depreciation	68%	\$0
Depreciation	A	\$0
Exterior Walls	805-Brick with Block	\$0
FIXTURES	4	\$0
Heat	606-Space Heater	\$0
Interior Finish	DRYWALL/SHEETROCK	\$0
Interior Finish	MINIMUM	\$0
Occupancy	13-353-Retail Store	\$0
Quality	Fair	\$0
Sprinkler	No Sprinklers	\$0

Addition Summary			
Story	Type	Code	Area
1.00	Basement, Unfinished	UBM0	4000



**Misc Improvements Summary**

Card #	Unit Quantity	Measure	Type	Base Price	Size Adj Factor	Eff Year	Phys Depr (% Bad)	Econ Depr (% Bad)	Funct Depr (% Bad)	Common Interest (% Good)	Value
1	15,000	UNITS	PAVING CON	\$3.50		1996	88	0	0		\$6,300

**Total Misc Improvements Value Assessed: \$6,300**

**Land Summary**

Land Class: COMM		Deeded Acres: 0			Calculated Acres: 0.51			
Zoning	Soil Class	Description	Size	Rate	Size Adj. Factor	Land Adjustment	Land Value	
GB		2500-COMM SERVICE	22050.00 SQUARE FOOT PRICED	\$4.5			\$99,200	

**Total Land Value Assessed: \$99,200**

**Ownership History**

	Owner Name	Deed Type	% Ownership	Stamps	Sale Price	Book	Page	Deed Date
Current	SMITH, PHILLIP M	WARRANTY DEED	100	500	\$250,000	007930	00436	5/3/2017
1 Back	LEWIS, MARY ANN/ LEWIS, HUGH F JR	WARRANTY DEED	100	249	\$249,000	003712	01400	1/9/1989

**Notes Summary**

Building Card	Date	Line	Notes
No Data			