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Property Identification	Run Dt: 1/16/2024	Owner Name/Address	Legal Description
Map #: 50A27 1 S 758*		NORTH, ROBERT B.	001 of 02
Acct #: 000532700-001		106 MACENDONIA RD.	206 S. HIGH ST
Address: 000206 S HIGH ST		BLACKSTONE, VA 23824	TOWN OF BLACKSTONE
City/St: BLACKSTONE, VA 23824			758,760,762

Occupancy: DWELLING	Year Built: 1920	Deed Bk/Pg: 0485/ 866/
Dwl Type: COLONIAL	Year Rmld:	Plat Bk/Pg: 0000/ /
Use/Class: RESIDENTIAL/SINGLE FAMILY (URBAN)	Year Effct: 1962	Acres: .000
Year Assd: 2023	Condition: POOR	Land Use:
Zoning:	On Site Date: (FWP) 5/02/2023	Total Mineral:
Dist:	Review Date: (FWP) 5/02/2023	Total Land: 6000
		Total Imp: 18400
		Total Value: 24400

----- Improvement Description -----			+-----25-----+	
Exterior	Interior	Site	:	:
EXTR-ASBESTOS	NO. ROOMS - 8	SITE-PAVED	:	:
FNDT-BRICK	NO. BEDROOMS - 4	SITE-PUBLIC SEWER	10	10
FNDT-CRAWL	NO. BATHS - 2	SITE-PUBLIC WATER	:	PTO
ROOF-COMPOSITION S	FLOR-HARDWOOD	TOPO-LEVEL	+-9--6--10--	
			6	EPTL 6

----- Dwelling Valuation -----				+-6--9--6+ 12	
Item	Size	Rate	Value	6	DWL
DWELLING	1680	101.74	170923	+-6--25-----+5--	
HEAT-CENTR	2142	2.50	5355	:	DWL
BATH-FULL	2	4000.00	8000	:	:
PUBLIC WAT	1			:	:
PUBLIC SEW	1			18	18
PRCH-OP FR	60	27.00	1620	:	:
DWELLING	216	101.74	21975	:	:
DWELLING	246	107.55	26457	:	:
PRCH-OP FR	245	27.00	6615	+-6--	
PATIO	250	6.00	1500	:	OFF
UTIL ROOM	36	35.00	1260	10	10
PORCH-ENCL	54	38.00	2052	:	:DWL
Grade Factor (C+ 5)			1.05	+-6--29-----1+	
Replacement Cost New			258090	7	OFF 7
Phys Depr. % (.930)			240024	+-6--35-----	
Total Bldg. Value			18100		

----- Other Improvements Valuation -----											
Desc	Length	Width	Size	Grade	Rate	FV/Pct	Value	Off	Str	Description	Area
FENCE-CL	300						300	DWL	2.00	N10N18E25E5S28W1	1680
Total Imp Value							300	DWL	1.00	N12W10S6W6W9W6S6E6	246

----- Land Valuation -----											
M Cls	Desc	G	Size	Dpth	Rate	FV/Pct	Value	Off	Str	Description	Area
L	4 PRIME SITE E			3	2000.00		6000	UTL	1.00	N10W25S10E9E6E10	250
Total Land Value							6000	EP	1.00	N6W9S6E9	54

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City/St: BLACKSTONE, VA 23824			

Bk/Pg: 0485/ 866/
 Plat Bk/Pg: 0000/ /
 2787

-----	Total Square Feet			
Total Property Value	24400			
		Cur. Value	Prev. Value	%Chg.
		Land 6000	6000	0
		Improvements 18400	20200	(9%)
		Total 24400	26200	(7%)
		Average Price Per Acre		
		Sale Date/Amount 12/30/2015		

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