

Property Identification Run Dt: 9/13/2024 Owner Name/Address  
 Map #: 58 15 MAYTON, SADIE IRENE  
 Acct #: 000093050-001 P.O. BOX 634  
 Address: 002600 BRUNSWICK RD BRACEY, VA 23919  
 City/St: BLACKSTONE, VA 23824

Legal Description 001 of 02  
 2600 BRUNSWICK ROAD  
 BELLEFONTE DISTRICT  
 ADJ MANSON

Inst#: 24 0000403

Occupancy: DWELLING Year Built: 1959  
 Dwl Type: RANCH MH/Type: / Year Rmld:  
 Use/Class: /SINGLE FAMILY (SUBURBAN) Year Effct: 1975  
 Year Assd: 2023 Condition: AVERAGE  
 Zoning: On Site Date: (TI ) 2/28/2023  
 Dist: 01 BELEFONTE Review Date: (FWP) 5/02/2023

Acreage: 4.885  
 Land Use:  
 Total Mineral:  
 Total Land: 37500  
 Total Imp: 119900  
 Total Value: 157400

----- Improvement Description -----

Exterior	Interior	Site		
EXTR-BRICK	NO. ROOMS - 6	SITE-PAVED		
FNDR-BRICK	NO. BEDROOMS - 3	SITE-SEPTIC		
FNDR-CONT WALL	NO. BATHS - 2	SITE-WELL	+4-+	
FNDR-SLAB	FIREPLACE - 1	TOPO-LEVEL	40FP	
ROOF-COMPOSITION S	CHIMNEY - 1		+4-+-----50-----	+
	FLOR-CARPET		:	:
			:	:

----- Dwelling Valuation -----

Item	Size	Rate	Value		
DWELLING	1554	116.53	181087	:	:
HEAT-CENTR	1554	2.50	3885	:	:
AIR COND	1554	3.00	4662	29	29:
FRPL	1	2000.00	2000	:	:
CHIMNEY	1	2000.00	2000	:	:
BATH-FULL	2	4000.00	8000	:	:
BSMT-UNF	1554	15.00	23310	:	:
WELL	1			:	:
SEPTIC	1			:DWL	2-6-2
STOOP	36	20.00	720	+-----26-----	+ STP-----22-----
PRCH-OP FR	16	27.00	432		4-6-4

Grade Factor ( C ) 1.00  
 Replacement Cost New 226100  
 Phys Depr. % (.470 ) 1975 - AVG 106267  
 Total Bldg. Value 119800

Sec	Type	Str	Description	Area
DWL	DWELLING	1.00	N29E4E50S29W22N2W6 S2W26	1554

----- Other Improvements Valuation -----

Desc	Length	Width	Size	Grade	Rate	FV/Pct	Value			
STP STOOP							100	1.00	N2W6S2S4E6N4	36
OFPRCH-OP FR							100	1.00	N4E4S4W4	16
SHED-FRM							100		Total Square Feet	1606
Total Imp Value							100			

----- Land Valuation -----

M Cls	Desc	G	Size	Dpth	Rate	FV/Pct	Value	Land	Cur. Value	Prev. Value	%Chg.
A	1 HOME SITE	A	1.000		15000.00		15000	Improvements	119900	26800	40%
								Total	157400	93900	28%
										120700	30%

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A 6 OPEN PAVED D	3.885	5800.00	22533 Average Price Per Acre	7683
Total Land Value	4.885		37500 Sale Date/Amount	4/04/2024

----- Comments -----  
\*FRM SADIE EDMONDS MAYTON AKA SADIE IRENE MAYTON  
BY INST# 210000117 1/21/2021. TO GWENDOLYN RENEE  
MAYTON & WILLIAM H. MCGRAW, II AS TENANTS IN  
COMMON. SADIE EDMONDS MAYTON RETAINED A LIFE ESTAT  
\*PER INST #24-403 FRM WILLIAM H. MCGRAW II TO  
SADIE EDMONDS MAYTON AKA SADIE IRENE MAYTON  
CONSID \$0 4/4/24  
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Total Property Value 157400