

Property Identification Run Dt: 3/13/2020 Owner Name/Address
 Map #: 52A4 1 D
 Acct #: 000005791-001
 Address: HICKS ST
 City/St: HICKS ST
 Legal Description: 02 D S HICKS PROPERTY LOT D 2.85 AC
 Temple Edwtn Dale
 122 Sixth Avenue
 Lawrenceville, VA 23868

Occupancy: COMMERCIAL
 Dwl Type: STORE
 Use/Class: /COMMERCIAL & INDUSTRIAL
 Year Assd: 2018
 Zoning: 03 LAWRENCEVILLE
 Dist: 03
 Year Built: FAIR
 Year Rmld: 11/15/2017
 Year Effrt: (RHP)
 Condition: (RHP)
 On Site Date: (RHP)
 Review Date: (RHP)

Improvement Description
 Exterior: FLOOR-CONCRETE
 Interior: FLOOR-TILE
 STRT-PAVED
 TOPO-LEVEL
 UTIL-ELECTRIC
 UTIL-ALL PUBLIC
 SITE

Cls	Grd	Yeff	Description	Str/#	Size	Rate	Pct	Value
022M	C	1980	CANOPY SS	1.0	800	21.20	.46	9158
067			PAVING					8000
052M	C	1993	LAUNDROMAT	1.0	3500	55.12	.43	109964
082M	D+10	1970	RETAIL STORE	1.0	3540	61.48	.79	38849
020L	E		CANOPY	1.0	300	15.10		2265
Total Market Value								168236

Desc	Length	Width	Size	Grade	Rate	FV/Pct	Value
SHELFER	4.0	24.0	1128				5600
FENCE-CL	1.0	4.0	4				1500
CARPOT							2000
LIGHTING							500
TANK/REAL	100.0	200.0	20000	C	1.00	.50	10000
TANK/REAL	100.0	200.0	20000	C	1.00	.50	10000
TANK/REAL	100.0	200.0	20000	C	1.00	.50	10000
TANK/REAL	100.0	200.0	20000	C	1.00	.50	10000
TANK/REAL	100.0	200.0	20000	C	1.00	.50	10000
SHELFER	100.0	1000.0	10000	C	1.00	.50	5000
SIG FRM							100
COOLER/RE							500
Total Imp Value							55200

Land Valuation
 Average Price Per Acre
 Cur. Value
 Prev. Value
 %Chg.
 (14%)
 (8%)

Property Identification Run Dt: 3/13/2020 Owner Name/Address
 Map #: 52A4 1 D TEMPLE EDWIN DALE
 Acct #: 000005791-001 122 SIXTH AVENUE
 Address: HICKS ST LAWRENCEVILLE, VA 23868
 City/St:

Legal Description 02 of 02
 D S HICKS PROPERTY
 LOT D 2.85 AC

Bk/Pg: 167 / 167 /

M Cls	Desc	G	Size	Dpth	Rate	FV/Pct	Value
F 71	COMMERCIAL	Z	273	400	655.00		178815
F 71	COMMERCIAL	Z	180	170	590.00	.80 -	21240
Total Land Value							200100
Total Property Value							423500

 MOBILE HOME 12X61 AVERAGE 1975
 6/6/11/TIM/CONV STORE/GAME ROOM-RETAIL SPACE IN
 REAR OF CONV STORE/LAUNDRY/FLEA MARKET SHELTER
 11/11 PERMIT 170 COMPLETE

 Total Property Value 423500

Property Identification Run Dt: 3/13/2020 Owner Name/Address
 Map #: 52A4 2 1
 Acct #: 000005792-001
 Address: HICKS ST
 City/St: HICKS ST
 Legal Description: 001 of 01
 LOT 1-HICKS ST

Occupancy: COMMERCIAL
 Dwl Type: W/HOUSE
 Use/Class: /COMMERCIAL & INDUSTRIAL
 Year Assd: 2018
 Zoning: 03 LAWRENCEVILLE
 Dist: 03
 Year Built: 1970
 Year Rmld: 1970
 Condition: AVERAGE
 On Site Date: (RHP) 11/15/2017
 Review Date: ()
 Deed Bk/Pg: 202 / 720 /
 Acreage: .000
 Land Use: 31300
 Total Mineral: 43900
 Total Land: 75200
 Total Imp: 43900
 Total Value: 75200

Improvement Description
 Exterior Interior
 EXTR-CINDER BLOCK FLOOR-TILE
 FNDT-SLAB WALL-UNFINISHED
 REMT-COMP SHINGLE UTIL-ELECTRIC
 RFTY-GABLE UTIL-ALL PUBLIC
 STRT-PAVED
 TOPO-LEVEL
 SITE
 -50-

Cls	Grd	YEFF	Description	Str/#	Size	Rate	Pct	Value
0677	C	1970	CAR WASH-WAND	1.0	1632	51.94	.64	19835
016M	C	1970	BEAUTY/BARBER	1.0	1450	56.18	.64	19062
Total Market Value								43897

M	Cls	Desc	G	Size	Depth	Rate	FV/Pct	Value
F	71	COMMERCIAL	Z	50	270	625.00		31250
Total Land Value								31300

Comments: LOT 50X270
 7/29/11 RHP/RETAIL CLOSED/HAS CENT HT/AC & NEW ROOF
 Total Property Value 75200

Sec	Type	Str/Ht	Description	Area
BS	BEAUTY/BA	1.0	N29E50S29W50	1450
Total Square Feet				
			Cur. Value	31300
			Prev. Value	56000
			%Chg.	(22%)
			Total	75200
			Average Price Per Acre	87300
				(14%)

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 Address: HICKS ST
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 TEMPLE EDWIN DALE
 122 SIXTH AVENUE
 LAWRENCEVILLE, VA 23868

Legal Description 001 of 01
 LOT 2 - HICKS LAND
 INSTR# 100001165
 Inst#: DB 2010 0001165

Occupancy: MH/Type: /
 Dwl Type: /SNGL FAM RES - URBAN
 Use/Class: /SNGL FAM RES - URBAN
 Year Assd: 2018
 Zoning: 03 LAWRENCEVILLE
 Dist: 03
 Year Built:
 Year Rmld:
 Year Efflt:
 Condition:
 On Site Date: (RHP) 11/15/2017
 Review Date: ()

Acreage: .000
 Land Use:
 Total Mineral:
 Total Land: 15600
 Total Imp: 500
 Total Value: 16100

Improvement Description
 Exterior Interior Site
 STRT-PAVED
 TOPO-LEVEL

Other Improvements Valuation
 Desc Length Width Size Grade Rate FV/Pct Value
 CARPORT P 1.0 1.0 1 625.00 .50- 15625
 Total Imp Value 500

Land Valuation
 M Cls Desc G Size Dpth Rate FV/Pct Value
 F 71 COMMERCIAL Z 50 270 625.00 .50- 15625
 Total Land Value 15600

Comments
 LOT 50X270
 FR CARRIE BELL KEA & ALS WB44/79-82 & 304
 SEWER EASEMENT IN REAR OF LOT
 08/2010 FR MARGARET PATE BLAND & ALS INSTR#
 100001165
 01/2011 METAL CARPORT ADDED
 Total Property Value 16100

Sec	Type	Str	Description	Area
Total	Square	Feet		
Land		Cur. Value	Prev. Value	%Chg.
Improvements		15600	15600	%
Total		500	500	%
Average Price Per Acre		16100	16100	%

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 Address: HICKS ST
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TEMPLE EDWIN DALE
 122 SIXTH AVENUE
 LAWRENCEVILLE, VA 23868

Legal Description 001 of 01
 LOT 3 - HICKS LAND

INST# 100001165
 INST#: DB 2010 0001165

Occupancy: MH/Type: /
 Dwl Type: /SNGL FAM RES - URBAN
 Use/Class: /SNGL FAM RES - URBAN
 Year Assd: 2018
 Zoning: 03 LAWRENCEVILLE
 Dist: 03 LAWRENCEVILLE

Year Built:
 Year Ruld:
 Year Eff:
 Condition:
 On Site Date: (RHP)
 Review Date: ()
 11/15/2017

Improvement Description
 Exterior Interior
 STRT-PAVED
 TOPO-LEVEL

Acres: .000
 Land Use:
 Total Mineral:
 Total Land: 15600
 Total Imp:
 Total Value: 15600

Land Valuation
 M Cls Desc G Size Dpth Rate FV/Pct Value
 F 71 COMMERCIAL Z 50 270 625.00 .50- 15625
 Total Land Value 15600

Comments
 LOT 50X270
 FR CARRIE BELL KEA & ALS WB44/79-82 & 304
 DRAINAGE DITCH IN REAR
 08/2010 FR MARGARET PATE BLAND & ALS INSTR#
 100001165
 Total Property Value 15600

Sec	Type	Str	Description	Area
	Total	Square Feet		
	Land	15600	Cur. Value	15600
	Improvements	15600	Prev. Value	15600
	Total	15600		
	Average Price Per Acre			%

Property Identification Run Dt: 3/13/2020 Owner Name/Address
 Map #: 52A4 2 4
 Acct #: 000005795-001
 Address: HICKS ST
 City/St: HICKS ST
 Owner Name/Address: TEMPLE EDWIN DALE
 122 SIXTH AVENUE
 LAWRENCEVILLE, VA 23868
 Legal Description: LOT 4 - JOHN BLAND
 INSTR# 100001165
 Inst#: DB 2010 0001165

Occupancy: MH/Type: /
 Dwl Type: /SNGL FAM RES - URBAN
 Use/Class: 2018
 Year Assd: 2018
 Zoning: 03 LAWRENCEVILLE
 Dist: 03
 Year Built: 11/15/2017
 Year Rmld:
 Year Efflt:
 Condition:
 On Site Date: (RHP)
 Review Date: ()

Improvement Description
 Exterior Interior
 STRT-PAVED
 TOPO-LEVEL
 Site

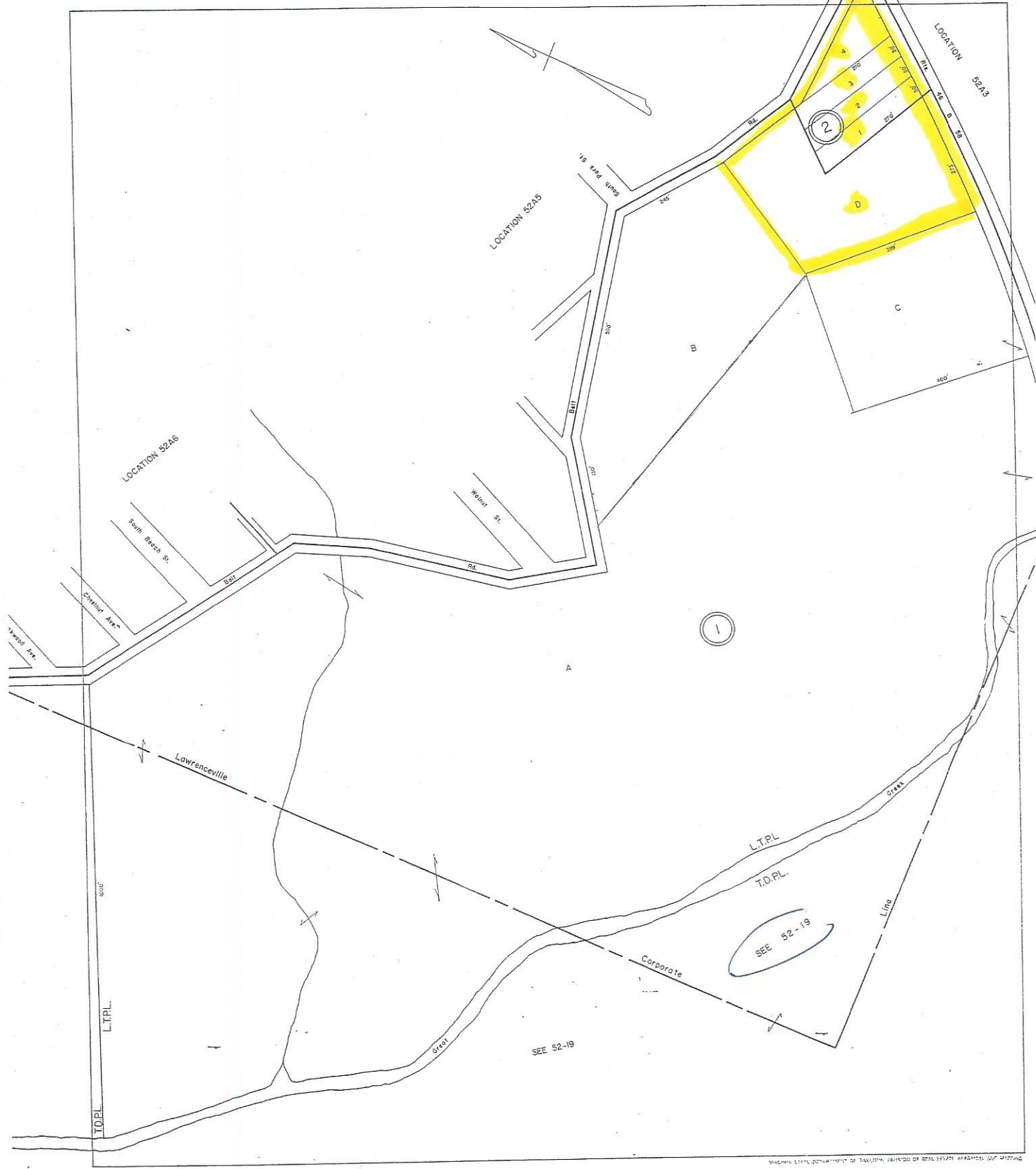
Commercial Valuation
 Cls Grad YEff Description Str/# Size Rate Pct Value
 056M MINI-STORAGE 1.0 528 19.08 10074
 Total Market Value 10074

Land Valuation
 M Cls Desc G Size Dpth Rate FV/Pct Value
 F 7T COMMERCIAL Z 70 250 617.50 65 15129
 Total Land Value 15100
 Comments: 48

LOT 78X250
 FR CARRIE BELL KEA & ALS WB44/79-82 & 304
 08/2010 FR MARGARET PATE BLAND & ALS INSTR#
 100001165
 01/2011 MTNI STORAGE ADDED
 6/6/11 RHP/8 UNIT MINI STORAGE
 Total Property Value 25200

Sec Type Str/Ht Description Area
 MS MINI-STOR 1.0 N11E48S11W48 528
 Total Square Feet
 Cur. Value Prev. Value %Chg.
 Land 15100 15100 %
 Improvements 10100 9500 6%
 Total 25200 24600 2%
 Average Price Per Acre

BRUNSWICK COUNTY



R. J. G. C.

SCALE IN FEET
 0 100 200 300 400

① GEORGE A. RANEY BRICKYARD PROPERTY -- D.B. 95, Pg. 218
 ② UNKNOWN PLAT

TOWN OF LAWRENCEVILLE

INSERT 52A4

WILSON STATE DEPARTMENT OF TAXATION DIVISION OF REAL ESTATE APPRAISAL AND MAPPING