

Forsyth County Property Record Card

Property Summary

Tax Year: 2023

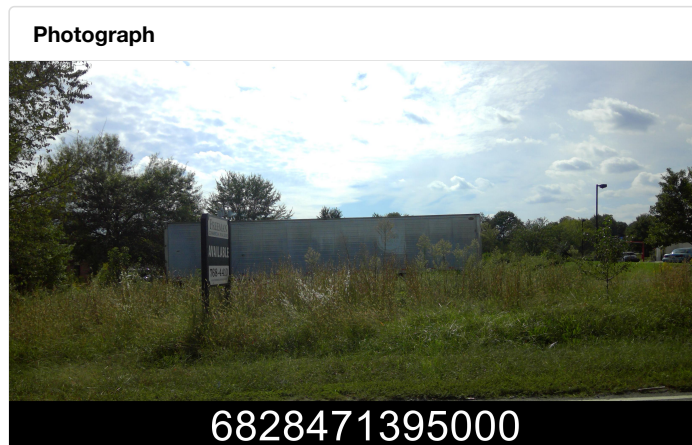
REID	6828471395000	PIN	6828-47-1395	Property Owner	RS LENDING INC
Location Address	4682 N Patterson AVE	Property Description	LO:002 BL:6623	Owner's Mailing Address	1909 WOODALLL RODGERS FREEWAY 2ND FLOOR DALLAS TX 75201

Administrative Data	
Plat Book & Page	
Old Map #	624886
Market Area	112
Township	WINSTON-SALEM
Planning Jurisdiction	COUNTY WIDE
City	WINSTON-SALEM
Fire District	
Spec District	
Land Class	93.00-Vacant Com
History REID 1	
History REID 2	
Acreage	0.97
Permit Date	
Permit #	

Transfer Information	
Deed Date	8/31/2022
Deed Book	003715
Deed Page	02611
Revenue Stamps	\$1,367
Package Sale Date	
Package Sale Price	
Land Sale Date	8/31/2022
Land Sale Price	\$683,500

Improvement Summary	
Total Buildings	0
Total Units	0
Total Living Area	0
Total Gross Leasable Area	0

Property Value	
Total Appraised Land Value	\$609,600
Total Appraised Building Value	
Total Appraised Misc Improvements Value	
Total Cost Value	\$609,600
Total Appraised Value - Valued By Cost	\$609,600
Other Exemptions	
Exemption Desc	
Use Value Deferred	
Historic Value Deferred	
Total Deferred Value	
Total Taxable Value	\$609,600



Building Summary

Misc Improvements Summary

Card #	Unit Quantity	Measure	Type	Base Price	Eff Year	Phys Depr (% Bad)	Econ Depr (% Bad)	Funct Depr (% Bad)	Common Interest (% Good)	Value
No Data										
Total Misc Improvements Value Assessed:										

Land Summary

Land Class: 93.00-Vacant Com		Deeded Acres: 0.97			Calculated Acres: 0.99		
Zoning	Soil Class	Description	Size	Rate	Size Adj. Factor	Land Adjustment	Land Value
HB		COMM/INDUS-SQFT02	42216.00 SQUARE FOOT PRICED	\$16		UTILITY-95.00 TOPOGRAPHY-95.00	\$609,600
Total Land Value Assessed: \$609,600							

Ownership History

	Owner Name	Deed Type	% Ownership	Stamps	Sale Price	Book	Page	Deed Date
Current	RS LENDING INC	DEED	100	1367	\$683,500	003715	02611	8/31/2022
1 Back	CHC4684 PATTERSON AVE WINSTON SALEM LANDCO LLC	DEED	100	1150	\$575,000	003408	00523	6/4/2018
2 Back	Tucker, M Willard/ Siegal, Barry S	DEED	50, 50	1100	\$550,000	002723	01718	1/12/2007
3 Back	N C Steak Burgers li Llc	DEED	100	0		000000	00000	1/31/2006

Notes Summary

Building Card	Date	Line	Notes
No Data			