

COMM NE COR OF S1/2 OF SE1/4,
OF NE1/4, W 908.82 FT TO NW
COR OF PALAWAN EST S/D, CONT

SHAMBLIN STEPHEN
5 HAWTHORNE ST
WINFIELD, WV 25213

2026

17-6S-16-03851-000

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	08 WD OR PLY 80				
Exterior Wall	31 VINYL SID 20				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	04 PLYWOOD 100				
Interior Floor	14 CARPET 90				
Interior Floor	08 SHT VINYL 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	3 100				
Stories	1. 1. 100				
Architectural Units	01 CONV 100 0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	17616.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,800	100		1,800	51,214
FCP	627	25		157	4,467
FOP	84	35		29	825
FOP	310	35		108	3,073
UST	66	45		30	854
TOTALS	2,887			2,124	60,432

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2 MOBILE HME	0%	- 0									
Heated Area: 1800 HX Base Yr											

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VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		60,432	
TOTAL MARKET OB/XF VALUE		24,627	
TOTAL LAND VALUE - MARKET		67,600	
TOTAL MARKET VALUE		152,659	
SOH/AGL Deduction		24,574	
ASSESSED VALUE		128,085	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		128,085	
TOTAL JUST VALUE		152,659	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		134,179	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40714	ELECTRICAL	0	10/15/2020
40235	M H	0	07/28/2020
14586	M H	125	10/06/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1295/1201	5/29/2015	WD	Q	I	01	73,500
GRANTOR: HOWARD LEE & WINIFRED						
GRANTEE: STEPHEN SHAMBLIN						
0910/2343	9/01/2000	WD	Q	I		64,900
GRANTOR: PORTER						
GRANTEE: HOWARD & WINIFRED B						

EXTRA FEATURES																	
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0130	CLFENCE 5	0	0	0	0	750.00	UT	8.50	8.50	100	2008	2008	3	100	6,375	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	2,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	1,800	
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	2,500	
6	0294	SHED WOOD/	0	0	11	24	264.00	UT	18.00	18.00	100	2021	2020		100	4,752	
TOTALS															24,627		

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	0		A-1	0.00	0.00	5.20	AC		1.00	1.00	1.00	13,000.00	13,000.00	67,600							