

BLOCK 5 LOT 2B
IN OR 1126/1564
AMELIA PARK PHASE 1 UNIT 1

GUPTON VICKY B & ATWOOD
4444 MORATOCK LANE
CLEMMONS, NC 27012

2025

00-00-31-102P-0005-02B0



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1031.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
	YEAR	TOT ADJ AREA
		SUBAREA MARKET VALUE
BAS	826	100
FDG	420	60
FOP	24	30
FUS	826	100
TOTALS	2,096	
		1,911
		361,325

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0320	12	1,911	214.8630	214.86	410,597	2000	2000	0	0	0	12.00	88.00	

1 TOWNHOUSE - 0% - 0

Heated Area: 1652

HX Base Yr

20

21

21

20

FDG
2000

12

2.9

4

2.9

37

37

8

14

4

4

BAS
2000

FCP
2000

12

2.9

4

2.9

37

37

22

FUS
2000

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2025

MLU