

FERGUSON TIMOTHY C & WENDY M
604 COALTOWN CT
UNION, KY 41091

00-SB-30-047E-0031-0000



16

03

WD FR STUC 100

03

GABLE/HIP 100

07

CONC TILE 100

05

DRYWALL 100

NEW

N/A 70

13

LVT/LAMNT 30

03

CENTRAL 100

04

AIR DUCTED 100

4 100

3.5 100

02

WOOD FRAME 100

2.

2. 100

0 100

03

Quality Level 03

0100

SINGLE FAMILY

MKT AREA

03

3043.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,332

100

2024

1,332

270,740

FGR

399

55

2024

219

44,513

FOP

55

30

2024

16

3,252

FSP

156

40

2024

62

12,602

FUS

1,293

100

2024

1,293

262,813

STR

68

10

2024

7

1,423

TOTALS

3,303

2,929

595,344

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

0855

CONC PAVER

0

0

0

0

424.00

SF

10.00

10.00

100

2024

2023

100

4,240

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000134

C

RES POND

0

PUD

0.00

0.00

1.00

LT

1.00

1.00

1.00

165,000.00

165,000.00

165,000

03/06/2023

BY

DJ

Total Acres: 0.00

Total Land Value: 165,000

Market: 0

Agricultural: 0

Common: 165,000

PRINTED 07/30/2025 BY SYS

0500

11

2,929

129.2885

204.28

598,336

2023

2023

0

0

0.50

99.50

1

SFR CUST - 0% - 2024

Heated Area: 2625

HX Base Yr

13

15

12

13

52

19

16

9

6

10

5

18

21

2

FSP

2024

16

4

35

5

4

19

17

4

1

7

2024

FUS

2024

BAS

2024

FGR

2024

FOP

2024

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/15/2024

MLU

VALUATION BY

STANDARD

Tax Group: 8

Tax Dist:

BUILDING MARKET VALUE

595,344

TOTAL MARKET OB/XF VALUE

4,240

TOTAL LAND VALUE - MARKET

165,000

TOTAL MARKET VALUE

764,584

SOH/AGL Deduction

86,436

ASSESSED VALUE

678,148

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

678,148

TOTAL JUST VALUE

764,584

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

616,498

PERMIT NUM

DESCRIPTION

AMT

ISSUED

23000345

CO ISSUED

0

01/10/2023

22003913

NEW CONSTR

420,961

03/11/2022

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2615/0678

1/24/2023

SW Q

Q I

02

768,700

GRANTOR: ENCLAVE PHASE II PART

GRANTEE: FERGUSON TIMOTHY C

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=60,10]

W15 S12 W13 S52 E9 N16 E19 N48 \$

FUS=[YR=2024;ORIG=70,10]

E16 S4 E12 S50 W19 N2 N17 W4 W5 N35 \$

FGR=[YR=2024;ORIG=41,58]

E19 S21 W18 W1 N5 N16 \$

FSP=[YR=2024;ORIG=32,10]

E13 S12 W13 N12 \$

STR=[YR=2024;ORIG=75,45]

E4 S17 W4 N17 \$

FOP=[YR=2024;ORIG=32,74]

E9 S5 E1 S1 W10 N6 \$

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