



Patriot Properties Inc.

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|-------|--------|-----------------------|
| 21-27 | | WELLS RD, LINCOLN |

OWNERSHIP

| | |
|-----------|-------------------------------|
| Owner 1: | NEW LINCOLN WOODS LLC |
| Owner 2: | |
| Owner 3: | C/O MARVIN F POER |
| Street 1: | 3520 PIEDMONT RD NE SUITE 410 |
| Street 2: | |
| Twn/City: | ATLANTA |
| St/Prov: | GA Cntry Own Occ: Y |
| Postal: | 30305 Type: |

PREVIOUS OWNER

| | |
|-----------|-------|
| Owner 1: | |
| Owner 2: | |
| Street 1: | |
| Twn/City: | |
| St/Prov: | Cntry |
| Postal: | |

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as APTS >8 with a(n) APRTMNT-TH Building Built about 1974, Having Primarily WOOD SHING Exterior and TAR+GRAVEL Roof Cover, with 4 Units, 4 Baths, 0 HalfBaths, 0 3/4 Baths, 16 Rooms, and 8 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |

PROPERTY FACTORS

| Item | Code | Descp | % | Item | Code | Descp |
|------------|------|-------------|-----|---------|------|--------|
| Z | R1 | Residential | 100 | U | 1 | TYPCL |
| o | | | | t | | |
| n | | | | l | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | LEVEL |
| s | | | | Street | 1 | PAVED |
| t | | | | Traffic | 4 | MEDIUM |

LAND SECTION (First 7 lines only)

| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj | Neigh | Neigh Infl | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
|----------|-------------|----------|-------------|--------------------|-----------|------------|-----------|------------|------------|-------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|-------|
| 112 | APTS >8 | | 0 | | SQUARE FE | PRIME SITE | | 0 | 0. | 0.000 | R4 | | | | | | | | | | | | | | | | |

IN PROCESS APPRAISAL SUMMARY

| Use Code | Building Value | Yard Items | Land Size | Land Value | Total Value | Legal Description | User Acct |
|--------------------------------------|----------------|------------|-----------|------------|-------------|-------------------|-----------|
| 112 | 188,800 | 300 | 0.000 | | 189,100 | | |
| Total Card | | | | | | Entered Lot Size | |
| Total Parcel | | | | | | Total Land: | |
| Source: Market Adj Cost | | | | | | Land Unit Type: | |
| Total Value per SQ unit /Card: 45.99 | | | | | | /Parcel: 60.97 | |

PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|-------|------|
| | | | | | | | | | | |

SALES INFORMATION

| Grantor | Legal Ref | Type | Date | Sale Code | Sale Price | V | Tst | Verif | Assoc PCL Value | Notes |
|---------|-----------|------|------|-----------|------------|---|-----|-------|-----------------|-------|
| | | | | | | | | | | |

BUILDING PERMITS

| Date | Number | Descp | Amount | C/O | Last Visit | Fed Code | F. Descp | Comment |
|------|--------|-------|--------|-----|------------|----------|----------|---------|
| | | | | | | | | |

ACTIVITY INFORMATION

| Date | Result | By | Name |
|-----------|--------------|-----|-------------|
| 9/12/2013 | MEAS/EXT INS | 25 | D ERSKINE |
| 8/17/1994 | MEAS/EXT INS | 185 | CHRIS KEEFE |
| 7/8/1994 | INSPECTED | 600 | PA |

Sign: VERIFICATION OF VISIT NOT DATA ___/___/___

USER DEFINED

| | |
|---------------|--------|
| Prior Id # 1: | 83 3 0 |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| ASR Map: | |
| Fact Dist: | |
| Reval Dist: | |
| Year: | |
| LandReason: | |
| BldReason: | |

PRINT

| Date | Time |
|----------|----------|
| 10/02/18 | 23:38:46 |

LAST REV

| Date | Time |
|----------|----------|
| 10/17/16 | 12:47:54 |

blakeley
2110

