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|---|-------------------|--|--|
| MDC NC1 LP ATTN: LEGAL DEPARTMENT 11995 EL CAMINO REAL SAN DIEGO, CA 92130-2539 1 Commercial - Dollar General | Legal Desc 1.38AC | Phys. Addr. 219 MOYTON AVE STANTONSBURG NC Plat Bk/Pg 38 250 Mapped Acres 1.38 Flags | Nbhd Name 8292 STANTONSBURG_C Alt Pin 365727295300 Use Code C COMMERCIAL District 30 C/CIST-STANTONSBURG |
|---|-------------------|--|--|

| Book | Page | Sales Type | Vac/Imp | Date of Sale | VC | Sales Price |
|------|------|------------|---------|--------------|-----|--------------|
| 2768 | 416 | WD | N | 12/27/2018 | N C | 0.00 |
| 2563 | 96 | WD | N | 1/28/2014 | Y | 1,333,000.00 |
| 2486 | 67 | WD | N | 5/15/2012 | N X | 1,157,500.00 |

| Total Acres 1.38 | | Land Computation | | | | | | | | | | Total Value 112,711 | | Dwelling Cost Ladder | |
|-------------------------|--------|-------------------------|-----------|-------------|-------|-------|-------|-------|-------|-------|-----------|----------------------------|---------|-----------------------------|------|
| Type | Code | Qty | Land Rate | Inc/Dec Fac | Adj-1 | Adj-2 | Adj-3 | Adj-4 | Adj-5 | Adj-6 | Total Adj | Total Adj Rate | Value | Base Value | Cost |
| SF | SF0700 | 60112.80 | 1.25 | 1.0000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 150.0 | 1.88 | 112,711 | 543,202 | 100 |

| Sec/Level Code | Description | PCT | Units | Rate | Perim Adj. | Size Adj | Hght Adj | Cost |
|----------------|-----------------------|-----|-------|--------|------------|----------|----------|---------|
| 1 | Discount Store | 100 | 9,082 | 65.00 | 0.95 | 0.9500 | 1.0000 | 543,201 |
| 1 | Finished Concrete | 100 | 9,082 | (3.35) | 1.00 | 1.0000 | 1.0000 | 0 |
| 1 | Spread Footing | 100 | 410 | (5.30) | 1.00 | 1.0000 | 1.0000 | 0 |
| 1 | Metal, Corrugated | 100 | 9,082 | 1.65 | 1.00 | 1.0000 | 1.0000 | 0 |
| 1 | Porch, Masonry – Open | 100 | 88 | 29.10 | 1.04 | 1.0400 | 1.0000 | 2,663 |

| Property Characteristics | | Value |
|--------------------------|-------|-------|
| Story Height | 0 | |
| Style | | |
| Life | 1 | |
| Act Yr Built | 2023 | |
| Eff Yr Built | 2023 | |
| Full Bath | 0.00 | |
| Half Bath | 0.00 | |
| Extra Fix | 0.00 | |
| Bedroom | 0.00 | |
| Tot. Room | 0.00 | |
| 1st Floor | 9,082 | |
| Upper Floor | 0 | |
| Lower Level | 0 | |
| Total Area | 9,082 | |

| Section 1 Total | | | | | | | | | | | | | |
|------------------------|---------|----------|----------|----------|------|-------|-----------|---------|-----------|-----------|----------|---------|----------------|
| Base Value | Con Fct | Cost Fct | Dsgn Fct | Subtotal | Adj. | Adds. | Grade Fct | CDU Adj | Func Adj. | Econ Adj. | Outbldgs | Mult. | Total |
| 543,201 | 100 | 100 | 100 | 543,201 | 0 | 2,663 | 600,451 | (6,004) | 0 | 0 | 86,637 | 594,446 | 681,083 |

| Miscellaneous Improvements | | | | | | | | | | | | | | | | |
|----------------------------|-------------------|-------|--------|------|----------|----------|--------|----|-----|----|--------|--------|--------|--------|-------|-------------|
| Code | Descrip. | W * L | Units | Rate | Size Adj | Yr Built | Eff Yr | QG | Dep | % | Fun | Eco | Value | Comp % | Ident | Total Value |
| MS195 | Paving / Asphalt | 0*0 | 19,900 | 5.00 | 90 | 2012 | 4 | C | B | 92 | 100.00 | 100.00 | 82,386 | 100.00 | 1 | 82,386 |
| MS196 | Paving / Concrete | 0*0 | 800 | 7.60 | 92 | 2012 | 12 | C | B | 76 | 100.00 | 100.00 | 4,251 | 100.00 | 1 | 4,251 |

Notes
 STORE REBUILT 4'24
 STORE DEMOLISHED AFTER FIRE 4'23
 REIT - SALE ON 5/15/12 INCLUDES OTHER ITEMS THAN REAL EST

MDC NC1 LP
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 SAN DIEGO, CA 92130-2539
 1 Commercial - Dollar General

Legal Desc 1.38AC

Phys. Addr. 219 MOYTON AVE
 STANTONSBURG NC
Plat Bk/Pg 38 250
Mapped Acres 1.38
Flags

Nbhd Name 8292 STANTONSBURG_C **Alt Pin** 3657272953000
Use Code C COMMERCIAL
District 30 C/CIST-STANTONSBURG

IMPROVEMENT DATA

