

**02/06/2026 10:44 OWNERSHIP 62424301**  
 THE HOUSE DOCTORS LLC  
 1419 BAHAMA RD  
 BAHAMA, NC 27503-9021  
 DEED: 907 382 10/1/2015 \$120,000

**PROPERTY DESCRIPTION**  
 DEF/T 48.86 ACRES & BLDG  
 PLATBOOK/PAGE/DATE: 16 627  
 NB: 70000 Mt Tirzah NBHD  
 283 FLAT WOODS RD TIMBERLAKE

**TAX DESCRIPTION**  
 MOUNT TIRZAH  
 A73 185  
 RECORD NUMBER: 21442  
 ROUTE: MT 114 104 002  
 LISTER: SJR 9/10/2024  
 REVIEWER: SJR 9/10/2024

**MAP NUMBER**  
 A73 185  
**AC**  
 48.8600

**UTILITIES**  
 ELECTRIC  
 NCIV F/2025  
 200AMP SVC/OUTLETS F/EXIST BLDG/NCIV F/2023  
 APPROVD F/PUV FORST F/2022  
 UPDATE LAND & OFB1 COMP F/2020

#	LAND CLASS	SIZE	BASERATE	ACF	ADJ	ADJ RATE	UNITS	LNDVALUE
1	12EBLDG/SIT2	1.000	24750	1.00	1.00	24750	1.000	24750
2	22ECLCARE/D2	20.250	8168	0.95	1.00	7760	20.250	157140
3	32EWOODED 2	27.610	4950	0.95	1.00	4703	27.610	129850

**ACREAGE FACTOR:**  
 FRONTAGE FACTOR: 1.00  
 LAND VALUE: 311,740

#	OTHER FEATURES	SIZE	BASERATE	COND	ADJ RATE	UNITS	VALUE
1	04 A STG.SHED	25 * 31	13.04	0.00	13.04	775	10106

FOUNDATION	XTR_FINISH	ROOF_TYPE	ROOF_MTRL	SIZE/QTY
				STHT BDRM

WALL_FINISH	FLOORS	HEAT&AIR	HEAT_FUEL	BUILDING #

**OTHER FEATURES VALUE:**  
 10,106

IMPROVEMENT TYPE:	GRADE:	AYB:	EYB:	CONDITION:	DEPR TABLE:	SQ FT TABLE:

STRUCTURE	SKETCH-SF	* STHT	= AREA	RATE	* GRDE	+ HEAT	+ EXWL	* WLHT	= ADJRATE	* AREA	= RPCN	* DEPF	* CNDF	= STR-VALUE
0														

HSF  
 TSF  
 VALU=/HSF  
 RPCN=/HSF

VALUATION	THIS CARD	+ OTHER CARD	= VALUE	PREV-VAL	CHANGE	OTHER CARDS VALUE	VALU
LAND	311,740		311,740	190,419	63.71%		321,846
OTHER FEAT	10,106		10,106	9,765	3.49%		321,846
STRUCTURE	0		0	0	%		
TOTAL	321,846		321,846	200,184	60.78%		

**TAX YEAR: 2026**  
**REVAL YEAR: 2025**  
 (2241810) Group:0  
 Person County, NC  
 DEFERRED VALUE: 122,892  
 APPRAISED VALUE: 321,846  
 TAXABLE VALUE: 198,954

02/06/2026 10:44 OWNERSHIP 62424301		PROPERTY DESCRIPTION		TAX DESCRIPTION		MAP NUMBER		CARD #				
THE HOUSE DOCTORS LLC		DEF/T 48.86 ACRES & BLDG		MOUNT TIRZAH		A73 185		1 / 1				
1419 BAHAMA RD BAHAMA, NC 27503-9021 DEED: 907 382 10/1/2015 \$120,000		PLATBOOK/PAGE/DATE: 16 627 NB: 70000 Mt Tirzah NBHD 283 FLAT WOODS RD TIMBERLAKE				RECORD NUMBER: 21442 ROUTE: MT 114 104 002 LISTER: SJR 9/10/2024 REVIEWER: SJR 9/10/2024						
#	LAND CLASS	SIZE	BASERATE *	ACF *	ADJ *	ADJRATE =	UNITS *	LNDVALUE =	USE-CLASS	ACREAGE *	RATE =	USE-VALUE
1	12EBLDGSSIT2	1.000AC	24750	1.00	1.00	24750	1.000	24750	INELIGIBLE			
2	22ECLCAREDD2	20.250AC	8168	0.95	1.00	7760	20.250	157140	INELIGIBLE			
3	32EWOODED 2	27.610AC	4950	0.95	1.00	4703	27.610	129850	WD03	27.610	252.00	
<b>TOTALS</b>								311,740				188,848
<b>LAND VALUE:</b>		311,740										
<b>LAND USE VALUE:</b>		188,848										
<b>DEFERRED VALUE:</b>		122,892										