Chatham County Property Record Card

DATE 5/16/19
TIME 11:09:59
USER CHJSJ

CHATHAM CO TAX DEPARTMENT
PROPERTY CARD
FOR YEAR 2020

PAGE 1
PIN... 8762 00 90 7023 PROG# AS2006

SPARROW SARA A

198 PINE FOREST DR

SILER CITY NC 27344-

PARCEL ID.. 0080836
LOCATION... MOONRISE MEADOW DR
DEED YEAR/BOOK/PAGE.. 2014 1725 0440
PLAT BOOK/PAGE.. 2003 0317
LEGAL DESC:D5-90AE-PH2/2COM1

TOWNSHIP... 10 MATTHEWS

SILER CITY
ASSESSMENT NONE
OWNER ID.. 1349874
DISTRICT.. 202 SILER CITY CITY

NBRHOOD... SC005 SUNSET PLACE D/WIDE

DESCRIPTION
RESIDENTIAL

MAINTAINED.. 3/29/2019 BY JERRY
VISITED..... 12/31/2016 BY PAS
PARCEL STATUS... ACTIVE
*****

VALUED.. 5/19/2017 BY KAREN

ROUTING#..
CATEGORY.. REAL PROPERTY

* LAND VALUED BY NEIGHBORHOOD BASE RATE METHOD *

SALES HISTORY

DEED BK	PAGE	SALE DATE	SALES INSTRUMENT	DISQUALIFIED	SALE AMOUNT	STAMP AMOUNT	DEED NAME
1725	0440	1/03/2014	NON-WARRANTY DE	REVENUE STAMPS			SPARROW SARA A
1724	0864	12/30/2013	NON-WARRANTY DE	REVENUE STAMPS			AROZ MARIA CAMILA ALEMAN & SAR
1707	0464	9/03/2013	NON-WARRANTY DE	2 OR MORE PARCE	25,000	50.00	ARAOZ MARIA CAMILA ALEMAN
1128	0969	9/08/2004	WARRANTY DEED	2 OR MORE PARCE	118,000	236.00	SPARROW FABIAN
703	0321	9/22/2003	SPLIT	OTHER			OWEN VENTURES INC

LAND SEGMENTS

LND #	ZONE	STRAT CODE	LAND TYPE/CODE	LAND QTY	AVERAGE LAND RATE	DPT%	SHP%	LOC%	SIZ%	OTH%	TOP%	TOT ADJ	CURRENT FMV
												.00	
1	R-6-C	100	AC *OVR*	1.811	.00	.00	.00	.00	.00	.00	.00		100

TOTAL PARCEL ACRES... 1.81 LAND / 1.81 OVR IMPROVEMENTS / OVR TOTAL LAND/IMPROVE TOTAL LAND FMV2019 VALUE 100

FMV.....	100	0	100	100
APV.....	100	0	100	100

COMMENTS

PB 2003/317 LOT COMMON 1
SPLIT FROM 61584

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CHATHAM CO TAX DEPARTMENT
PROPERTY CARD
FOR YEAR 2020

PIN... 8761 02 89 8293 PROG# AS2006

SPARROW SARA A

198 PINE FOREST DR

SILER CITY NC 27344-

PARCEL ID.. 0061584
LOCATION... OFF AUTUMN EST
DEED YEAR/BOOK/PAGE.. 2014 1725 0440
PLAT BOOK/PAGE.. 93 0381
LEGAL DESC:D5-90

TOWNSHIP... 10 MATTHEWS

SILER CITY
ASSESSMENT NONE
OWNER ID.. 1349874
DISTRICT.. 202 SILER CITY CITY

NBRHOOD... SC005 SUNSET PLACE D/WIDE

DESCRIPTION
RESIDENTIAL

MAINTAINED.. 3/29/2019 BY JERRY VALUED.. 5/19/2017 BY KAREN
VISITED..... 12/31/2016 BY PAS
PARCEL STATUS... ACTIVE
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ROUTING#..
CATEGORY.. REAL PROPERTY

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1128 0969	9/08/2004	WARRANTY DEED	2 OR MORE PARCE	118,000	236.00	SPARROW FABIAN
703 0321	9/22/2003	SPLIT	OTHER			OWEN VENTURES INC
703 0321	4/29/2003	SPLIT	OTHER			OWEN VENTURES INC
703 0321	12/31/1996	*INVALID	REVENUE STAMPS			OWEN VENTURES INC
703 0321	9/30/1996	SPLIT	QUALIFIED			OWEN VENTURES INC

LAND SEGMENTS

LND #	ZONE	STRAT CODE	LAND TYPE/CODE	LAND QTY	AVERAGE LAND RATE	DPT%	SHP%	LOC%	SIZ%	OTH%	TOP%	TOT ADJ	CURRENT FMV
												95.00	
1	R-6-C	100	AC R	18.849	4,475.46	.00	.00	100.00	.00	95.00	.00		80,140

TOTAL PARCEL ACRES... 18.849 LAND /18.849 IMPROVEMENTS / OVR 0 TOTAL LAND/IMPROVE TOTAL LAND FMV2019 VALUE 80,140
FMV..... 80,140 0 80,140 80,140
APV..... 80,140 0 80,140 80,140

COMMENTS

PB-93/381
LESS LOTS 111-122 SPLIT OUT PER PB 2003/140
LESS LOT 106-110,123-133
LESS 3 COMMON AREAS
LESS 2.004 AC ROADS
EAS-5% BY PB 2014/95 & DB 1742-487 & 1750-700 .97AC
GREENWAY ESMT