

Map Number: 125-(29)- L1 Account Number: 50763
 Name: MPB INC
 Addr: 6015 POPLAR HILL DR STE #308 District: CENTRAL
 NORFOLK VA 23502
 Acres: 1.8840 Desc: PRESTON LAKE MARKETPLACE S2 L1

Sketch

911 Address: 0

<u>Building Description</u>	<u>Exterior</u>	<u>Interior</u>
Building: 0 Occpy: Stories: Age: Remodeled: Cond: Class: 42 COMMERCIAL Units: Picture: 0	Found: Walls: Roof: Roofing: <u>Site</u> R/W: Terr: Water: Sewer: Gas: Elect:	# Rms: Bd Rms: # Baths: # 1/2 Bath: Walls: Floors: Heat: A/C: Fuel: Fireplace: Basement: 0 BaseDesc: %Fin: Fin Qal: Garage: #Cars:

<u>Land Use and Value</u>				<u>Zoning</u>
Type	#Acres	Price	Value	Zoning: B1
COMMERC	1.8840	150000	282600	Addtl.Zoning: Town Zoning: Ag Forestal: Special Use: Conditional Rezoning:

<u>Other Improvements</u>					<u>Dimensions</u>				
Desc	Size	Cond	Rate	Value	Sect	Type	Story	Description	Area

Last Sale Price: 650,000 Deed Book/Page: 5441 - 239

<u>Structural Value</u>	
External Calculations:	Value
Structural Element	
Bldg:	
Basmt:	
F Bsmt:	
Plumb:	
Heat:	
A/C:	
F P:	
Flue:	
Blt In:	

<u>Addition</u>			
Type	Area	Price	Value

<u>Values/Factors</u>			
Subtotal			
Factor 100%:			
	Phy	Func	Econ
Depreciation:	0%	0%	0%
Total Bldg Value:			
Nhood Factor 0%:			0
Other Improv Value:			0
Total Improv Value:			0
Total Land Value:			282600
Total Property Value:			282600

<u>Assessed Value</u>	
Year:	2022
Land:	282600
Improvement:	
Total Value:	282600

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Record of Ownership

Previous Ownership	Code	Book	Page	Date	Consideration
DEDICATION (TMC H'BURG LLC) 2 LOTS 125 A 213,214,215	S	4922	165	09/14/2017	
TMC HARRISONBURG LLC 125 29 1	P	5441	239	07/02/2021	650000

Land and Improvement Value Changes

Year	Land Value	Improv Value	Total Value	Land Use	Status
Current	282600		282600		
2021	282600		282600		
2020	282600		282600		
2019	282600		282600		
2018	282600		282600		

Comments

2017-B Dedication (TMC Harrisonburg LLC); 2.842 ac from 125-(A)-213; .263 ac from 125-(A)-214 and .834 ac from 125-(A)-215 dedicated to Preston Lake Marketplace, Section 2 (125-(29)-1, 2). Acreage per survey. 125-(A)-213 & 214 deleted (dj). 2021-by TMC HARRISONBURG LLC (also index as Stone Spring Station LLC) mm.