

Property Summary

Parcel Information

REID:

28363

PIN:

5693-90-9823

Property Description:

1 LOT #5 FORT HILL S/D

Location Address:

400 FORT HILL DR
NC 00000

Total Taxable Value:

\$307,959

Ownership

Property Owner:

ROUNTREE, JUDITH A

Mailing Address:

400 FORT HILL DRIVE
BLOUNTS CREEK NC 27814

Administrative Data

Plat Book & Page:

N/A-N/A

Old Map#:

NONE

Market Area:

5019

Township:

Chocowinity Township

Planning Jurisdiction:

BEAUFORT

City:

Fire District:

CHOCOWINITY FIRE

Spec District:

RES 12

Land Class:

SINGLE FAMILY RES

Acreage:

1.36

Transfer Information

Deed Book & Page:

001492-00443

Deed Date:

12/6/2005

Revenue Stamps:

327.00

Package Sale Date:

12/6/2005

Package Sale Price:

\$163,500

Land Sale Date:

Land Sale Price:

Improvement Summary

Total Buildings:

1

Total Units:

0

Total Living Area:

1408

Total Gross Leasable Area:

0

Property Value

Total Appraised Land Value:

\$48,240

Total Appraised Building Value:

\$251,739

Total Appraised Misc Improvements Value:

\$7,980

Total Appraised Value (Valued by Cost):

\$307,959

Other Exemptions:

\$0

Use Value Deferred:

\$0

Does not include Veteran or Homestead Exclusions

Historic Value Deferred:

\$0

Total Deferred Value:

\$0

Total Taxable Value:

\$307,959

Building Card 1

Building Address	400 FORT HILL DR
Building Details	
Building Type:	Building Use:
RESIDENTIAL	SINGLE FAMILY RES
Units:	Living Area (SQFT):
1	1408
Number of Stories:	Style:
1.00	CONVENTIONAL
Foundation:	Exterior:
BLOCK	WOOD ON SHTG/PLYWD
Const Type:	Heating:
IRR/C	HEAT PUMP
Air Cond:	Plumbing:
CENTRAL	Baths (Full): 2
	Baths (Half): 0
	Extra Fixtures: 0
	Total Fixtures: 6
Bedrooms:	Floor:
3	VINYL TILE
Roof Cover:	Main Body (SQFT):
MODULAR METAL	1408

Building Description

Year Built:	Additions:
1979	4
Effective Year:	Remodeled:
1979	1979

Interior Adjustments

Prefab Fireplaces:

1

Other Features

None

Building Total & Improvement Details

Grade:

C+10 110%

Percentage Complete:

100

Total Adjusted Replacement Cost New:

\$239,068

Physical Depreciation (% Bad):

22%

Depreciated Value:

\$186,473

Economic Depreciation (% Bad):

0%

Functional Depreciation (% Bad):

0%

Total Depreciated Value:

\$186,473

Market Area Factor:

1.35

Building Value:

\$251,739

Misc Improvements Value:

\$7,980

Total Improvement Value:

\$259,719

Assessed Land Value:

\$48,240

Assessed Total Value:

\$307,959

Addition Summary

Story	Type	Code	Area
1.00	FINISHED ENCLOSED PORCH	FEP	294
1.00	WOOD DECK	WDD	448
1.00	FINISHED OPEN PORCH	FOP	144
1.00	WOOD DECK	WDD	63

Building Sketch



Photograph



Misc Improvements Summary

Total Misc Improvement Assessed:

\$7,980

Misc Improvements Details

Card #	Unit Quantity	Measure	Type	Base Price	Size Adj Factor	Eff Year	Phy Depr (% Bad)	Econ Depr (% Bad)	Funct Depr (% Bad)	Common Interest (% Good)	Value
1	768	SIZE	GARAGE	\$34.45	0.94	1987	60	0	0		\$6,964
1	12x24	DIMENSIONS	LEAN-TO	\$8.00	0.98	1987	55	0	0		\$1,016

Market Land Line Summary

Land Class:	Deeded Acres:
SINGLE FAMILY RES	0
Calculated Acres:	Assessed Acres:
1.36	1.36
Total Land Assessed:	
\$48,240	

Market Land Line Details

Zoning	Soil Class	Description	Size	Rate	Size Adj. Factor	Land Adjustment	Land Value
NONE		Res Build Site	1.00 BY THE ACRE PRICE	50000	1	ACCESS/ESMT-90.00	\$45,000
NONE		Build Site Residual	0.36 BY THE ACRE PRICE	10000	1	ACCESS/ESMT-90.00	\$3,240

Deeds

History Order	Owner Name	Deed Type	% Ownership	Stamps	Sale Price	Book-Page	Deed Date
Current	ROUNTREE, JUDITH A	DEED	100	327.00	\$163,500	001492-00443	12/06/2005
1 Back	ROUNTREE, JUDITH A	DEED	100	0.00	\$0	001492-00443	12/05/2005
2 Back	ROUNTREE, MARVIN D/ ROUNTREE, JUDITH A	DEED	100, 100	0.00	\$0	001492-00443	12/05/2005
3 Back	PEATEE, THOMAS M/ LAWRENCE, ANGELA M	DEED	100, 100	256.00	\$128,000	001418-00449	10/04/2004
4 Back	UNKNOWN, .	DEED	100	0.00	\$81,000	000881-00105	05/01/1987

Data Last Updated On: 10/01/2026