

Chatham County Property Record Card

DATE 8/08/23 CHATHAM CO TAX DEPARTMENT PAGE 1
 TIME 14:35:43 PROPERTY CARD
 USER CHNICK FOR YEAR 2023 PIN... 9796 00 23 5975 PROG# AS2006
 SAVELLI PAMELA MONIQUE GIANNUZ **PARCEL ID.. 0088819**
 TRUSTEE LOCATION... 1070 PERDUE DR
 1070 PERDUE DR DEED YEAR/BOOK/PAGE.. 2022 2322 0100 ASSESSMENT AVF 1.00 LFTP 1.00 .00
 PLAT BOOK/PAGE.. 2011 0045 OWNER ID.. 1380061
 LEGAL DESC:BLOCK X LOT 66 DISTRICT.. 107 NORTH CHATHAM FIRE DIST
 PAMELA MONIQUE GIANNUZZI TOWNSHIP... 13 WILLIAMS
 SAVELLI REVOCABLE TRUST NC 27517-7464 GOVERNOR VILLAGE TOWNHOME NBRHOOD... 1396T TOWNHOMES (GOVS VILLAGE)
 CHAPEL HILL RESIDENTIAL 2021 REVIEW RYAN
 DESCRIPTION
 MAINTAINED.. 9/09/2022 BY CHAMYG VALUED.. 8/07/2023 BY CHCBLACK
 VISITED.... 1/10/2020 BY JKH TYPE OF REVIEW ROUTING#..
 PARCEL STATUS... ACTIVE CATEGORY.. REAL & LISTED PERSONAL

* LAND VALUED BY NEIGHBORHOOD BASE RATE METHOD *

SALES HISTORY									
DEED	BK/PAGE	SALE DATE	SALES INSTRUMENT	DISQUALIFIED	SALE AMOUNT	STAMP AMOUNT	DEED NAME		
2322	0100	8/24/2022	WARRANTY DEED	RELATED PARTIES			SAVELLI PAMELA MONIQUE GIANNUZ		
2307	0968	6/03/2022	WARRANTY DEED	QUALIFIED	461,000	922.00	SAVELLI PAMELA GIANNUZZI		
1573	0469	7/11/2011	WARRANTY DEED	QUALIFIED	224,500	449.00	FUNT TOBIAS A ETUX ANNEMARIE		
1306	0779	4/11/2011	SPLIT	OTHER			ROBUCK HOMES TRIANGLE LLC		

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-1	100	LT TH	1.000	50,000.00	.00	.00	100.00	.00	.00	.00	50,000	50,000
TOTAL ACRES..				.053	TOTAL LAND FMV..								50,000

----- IMPROVEMENT # 1 MAJOR IMPR-M -----
 MAIN FIN AREA.. 2,214.00 ACT/EFF YR/AGE.. 2010 11 VISITED.. 1/10/2020 BY JKH
 MAINTAINED.. 4/20/2021

STRAT..... 100
 LOCATION #..... 1070 PERDUE DR
 DESCRPT.... TOWNHOUSE
 #BED: 3 #BTH: 2.0 BY CHJW TAX #HBTH: 1

COMPONENT	TYPE/CODE/DESC	PCT	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	CDS%	COST	%CMPL
AC 06	COVERED PORCH	100	64.00	28.70		100.00	102.00				1,873	
AC 17	FULL SCREEN PORCH	100	80.00	30.25		100.00	102.00				2,468	
MA 12W	CONDOMINIUM/TOWNHOU	100	840.00	92.25	2.54		78.00				60,442	
MA 12W	(UPPER FLOORS)	100	1294.00	92.25	2.54	65.00	78.00				60,520	
EW 06	WOOD SIDING	100	132.00	.00							0	
- EW 08	ALUM/VINYL	100	840.00	.00							0	
- FN 03	CONTINOUS SLAB	100	840.00	4.35-			78.00				2,850-	
- FP 03	PREFABRICATED	0	1.00	1850.00							1,850	
- HC 07	PACKAGED HEAT/COOL	100	2134.00	3.10		65.00	78.00				3,352	
- PL RS	NUMBER OF FIXTURES	0	2.00	1075.00							2,150	
MA 88W	FINISHED UPPER / WOO	100	80.00	60.00	1.00		78.00				3,744	
EW 08	ALUM/VINYL	100	1.00	.00							0	
- EW 08	ALUM/VINYL	100	80.00	.00							0	
- HC 07	PACKAGED HEAT/COOL	100	80.00	3.10		100.00	78.00				193	

Chatham County Property Record Card (con't)

DATE 8/08/23

TIME 14:35:43

USER CHNICK

SAVELLI PAMELA MONIQUE GIANNUZ **PARCEL ID.. 0088819**

CHATHAM CO TAX DEPARTMENT

PROPERTY CARD

FOR YEAR 2023

PIN... 9796 00 23 5975 PAGE 2
PROG# AS2006

COMPONENT	TYPE/CODE/DESC	PCT	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	CDS%	COST	%CMPL
-----IMPROVEMENT-#---1---MAJOR-IMPR-M-----												
RCN...				PCT COMPLETE			100	X			133,742	
QUAL..	QG B			QUALITY GRADE B			125.00	X			167,177	
DEPR..	AV			DEPRECIATION 11YR			6.00	-	10,030			
ECON..							10.00	-	15,714		25,744	T
--FMV...	MR	1396T	GOV VILLAGE/TOWNHOME				155.00	X			219,221	

```

DATE      8/08/23                      CHATHAM CO TAX DEPARTMENT                      PAGE      3
TIME     14:35:43                      PROPERTY CARD                      PIN... 9796 00 23 5975  PROG# AS2006
USER     CHNICK                        FOR YEAR 2023
SAVELLI PAMELA MONIQUE GIANNUZ  PARCEL ID.. 0088819

```

```

+--12--+--8--+
|       C      |
|     1        |   1
|     0        |   0
|    +-8-+-    |
|               |
|               |
|               |
|         4      |
|         6      |
|               |   3
|               |   6
|               |
|               |
|               |
|               |
|               |
|A++++B-----20-----++
|   4             4
| +---16-----+

```

```
----- IMPROVEMENT # 2 MISC IMPR-X -----
```

STRAT..... 100	DESCRIPT....	FRAME	GARAGE	UNFINISHED	1				BY CHJW
LOCATION #.....	1070 PERDUE DR					#BED:	#BTH:		#HBTH:

RCN...	PCT COMPLETE	100	x	6,597
--------	--------------	-----	---	-------

Chatham County Property Record Card (con't)

DATE 8/08/23 CHATHAM CO TAX DEPARTMENT PAGE 4
 TIME 14:35:43 PROPERTY CARD PIN... 9796 00 23 5975 PROG# AS2006
 USER CHNICK FOR YEAR 2023
 SAVELLI PAMELA MONIQUE GIANNUZ **PARCEL ID.. 0088819**
 COMPONENT TYPE/CODE/DESC PCT UNITS RATE STR# STR% SIZ% HGT% PER% CDS% COST %CMPL
 -----IMPROVEMENT-#---2---MISC-IMPR-X-----
 QUAL.. QG B QUALITY GRADE B 125.00 x 8,246
 DEPR.. D3 MISC DEPREC: AGE TO 20.00 - 1,649 1,649 T
 TOTAL PARCEL VALUES-----FMV... LAND / OVR IMPROVEMENTS / OVR TOTAL LAND/IMPROVE 20226Y500E
 FMV..... 50,000 225,818 275,818 275,818
 APV..... 50,000 225,818 275,818 275,818
 ----- COMMENTS - -----
 PB 2011/45 LOT 66
 SPLIT OUT OF 85100 BY PB 2011/45
 TY24 - BP#22-5304 - NO LISTABLE CHANGES - 6/27/23 - CCS