

Durham County, NC
Assessor of Property

Lot Sale

New Home Mrs Sheet Attached
Property Record Card

Owner Name

B WALLACE DESIGN &
CONSTRUCTION LLC

to ↑
Self Help Ventures Fund

Owner Address

117 PALADIN CT
DURHAM, NC
27713

Location Address
111 W PIEDMONT AVE

BlDG Permit # 122062
4.2016

35K / 243,050 = 14.4%

GENERAL PROPERTY INFORMATION

Parcel Ref No: 118741
PIN: 0821-16-73-9135
Account No: 8566853
Tax District: CNTY-DRHM/CITY-DRHM
Land Use Code: 311
Land Use Desc: VAC RES/ LOT-SML TRACT
Subdiv Code: 0931
Subdiv Desc: NEW HOPE RLTY CO/RESUB PT
Neighborhood: 336RB

Legal Description: PROP-SELF-HELP VENTURES F UND/LT#02A
Deed Book & Page: 7841 / 851
Plat Book & Page: 000195 / 000157
Last Sale Date: Dec-16-2015
Last Sale Price: \$35,000
Property Tax Appraisal: \$16,755 *

* The appraised value is the estimated value as of the last general reappraisal, effective January 1, 2016



RU-S(2) 3M.

Year Built: 0
Built Use / Style:
Current Use:
***Percent Complete:** 0%
Heated Area (S/F): 0
**** Bathroom(s):** 0 Full Bath(s) 0 Half Bath(s)
**** Bedroom(s):** 0
Fireplace (Y/N): N
Basement (Y/N): N
Attached Garage (Y/N): N
Multiple Improvements: 0

Land Market Value: \$16,755
Land Present Use Value: \$16,755
Land Total Assessed Value: \$16,755
Building Value: \$-
Map Acres: 0.117

Appraised Improvement Values
\$-
Appraised Value as of January 1, 2016

* Note - As of January 1

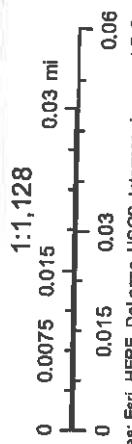
** Note - Bedroom(s), shown for description only

Data Disclaimer: All data shown here is from other primary data sources and is public information. Users of the data are hereby notified that the aforementioned public information sources should be consulted for verification of the information contained on this website. While efforts have been made to use the most current and accurate data, Durham County, NC and data providers assume no legal responsibility for the use of the data contained herein.

Please direct any questions or comments about the data displayed here to tax_assessor@dconc.gov (mailto:tax_assessor@dconc.gov)



May 2, 2016



Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Co
Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), Ma
OpenStreetMap contributors, and the GIS User Community

Information depicted hereon is for reference purposes only and is compiled from the best available sources. The City of Durham/Durham County assumes no responsibility for errors arising from use or misuse



111 W Piedmont Avenue
Unit # Lot Number 3
 Durham
 NC
 27707
Subdivision Not in a Subdivision
Neighborhood
SubArea 112 - Central Durham
Listing Type Exclusive Right
Listings Service Other
Variable Rate No
Prospect Exempt No

List Price \$242,000
Sold Price \$243,050
DOM 0
CDOM 0
Possession At Time Of Closing
Contract Date 2/24/2016
Due Diligence Exp Date
Closing Date 9/27/2016
Financial Concessions 1500



Remarks

Remarks New Construction Located in the very desirable Southside community. Home within walking distance to downtown Durham. Open floorplan with detached one car garage.

Agent Remarks

Directions

Roxboro to Piedmont ave

Schools

ElemSch1 Durham - Spaulding
MidSch1 Durham - Githens
HighSch1 Durham - Jordan
ElemSch2
MidSch2
HighSch2

Measurements and Rooms

Approximate Acres 0.117	0-.25 Acres	Master Bedroom Floor Main	14x12.1
Lot Dimensions 0		Bedroom 2 Floor Main	11.9x10.1
Living Area Above Grade 1,350		Bedroom 3 Floor Main	11.9x10.1
Living Area Below Grade 0		Bedroom 4 Floor	
Total Living Area SqFt 1,350		Bedroom 5 Floor	
Detached Living Area SqFt		Entrance Hall Floor Main	10x6.4
Other Area Above Grade 0		Living Room Floor	
Other Area Below Grade 0		Family Room Floor Main	15x12
Total Other Area SqFt 0		Office/Study Floor	
		Bonus Room Floor	
Bedrooms 3	Full Baths 2	Kitchen Floor Main	11x10
# of Rooms 6	Half Baths 0	Breakfast Room Floor	
		Dining Room Floor Main	11.8x11
		Utility Room Floor	
		Basement	No
		Garage	1
		Garage Floor	Main 13x24
		Carpport Floor	
		Storage Floor	
		Porch Floor Main	8x26
		Patio Floor	
		Deck Floor	
		Screened Porch Floor Main	10x12

General Information

Builder Name BWallace Built
New Construction Yes
Framed Yes
Year Built 2016
Est Fin Year 2016
Est Fin Month June
Zoning
HUD55 Yes
Seller Name B Wallace Built
Ownership Type Other (SFH incl)
Ownership
Primary Residence No
Property Leased No
Lease Expires
Oil/Gas Rights Severed?

Public Records/Tax

Legal Description Prop-Self-Help-Ventures Fund/LT#02a
Tax Map/Blk/Prci/Lot
PIN # 118741
Inside City Yes
City Limits Of Durham
Tax Value \$16,755.00
Tax Rate 1.35000
Last Tax Bill

Home Owner Association

HOA 1 Mgmt
HOA Phone
HOA 1 Fees Required No
HOA 1 Fees \$ \$0.00
HOA 1 Fee Payment
HOA 2 Mgmt
HOA 2 Fees Required
HOA 2 Fees \$ \$0.00
HOA 2 Fee Payment
Total HOA Dues
Restrictive Covenants No
HO Fees Include None Known

Financing

Assumption No Assumption
Financing Cash, Conventional, FHA
Financial Comments new needs

Features

A/C Central Air
Bath Features Ceramic Bath Wall
Construction Type Site Built
Design 1.5 Story
Dining Living/Dining Room
Equipment/Appliances Cooktop – Gas
Exterior Finish Fiber Cement

Fireplace 1
Fireplace Description Direct Vent
Flooring Carpet/Wood
Foundation Crawl Space
Fuel Heat Gas LP
Garage 1
Green Building Features ENERGY STAR Appliances
Green Bldg HERS Rating
Green Cert. Uploaded
Heating Dual Zone Heat, Flr Furnace
Interior Features 9 Ft Ceiling

Lot Description Landscaped
Other Rooms 1st Floor Bedroom
Parking Detached
Property Type Detached
Roof 30 Year Warranty
Style Arts & Crafts, Bungalow
Washer Dryer Location 1st Floor
Water Heater Electric WH
Water/Sewer City Sewer, City Water
Waterfront Access
Waterfront Type
Water Body Name
Approx Ft of Wtr Frontage

Listing Agent Information

List Agent - License ID 191534
List Agent - Agent Name and Phone Kelvin Green - PrfPh: 919-824-7527
List Agent - E-mail kelvin@neighborhoodsmg.com
List Agent - Firm License C24484
Listing Office - Office Name and Phone Neighborhood Sales and Marketing - OFC: 919-401-3619
Co-Agent - Agent Name and Phone

Showing Information

Coming Soon? ShwExptoBe
Appointment Phone 919-595-8989
Hours Notice for Showing
Showing Instructions Call LO

Compensation

Commission to Buyer Agent 2.5 %
Commission to Sub Agent 2.5 %

Selling/Closing Information

Selling Agent - License ID 251383 Kelsay Berland - PrfPh: 919-951-4044
Selling Office - Firm License C17523 Keller Williams Realty Chapel Hill - OFC: 919-951-1951

Sold Price \$243,050
Sold Price/List Price 1.00
Sold Price/Sqft \$180.04
Contract Date 2/24/2016
Due Dilligence Exp Date
Closing Date 9/27/2016

Contingent Addendum
Financial Concesslons 1500
Other Concessions
Special Circumstances No Special Circumstances
Selling Information
Terms of Sale CONVENTIONAL