



January 31, 2024

**Owner:** TURNER, ANNETTE H  
5259 MILLSTONE DR

**Property** CATAWBA, NC 28609  
**Address:** 632 DREXEL RD  
VALDESE 28690  
PROPERTY\_DESC

## Burke County, NC

**PIN:** 2722181212

**PIN EXT:** 000

**REID:** 62611

**Property Value:**

**Acres:** 165.73

**Deed Book:** 000006

**Deed Page:** 00115

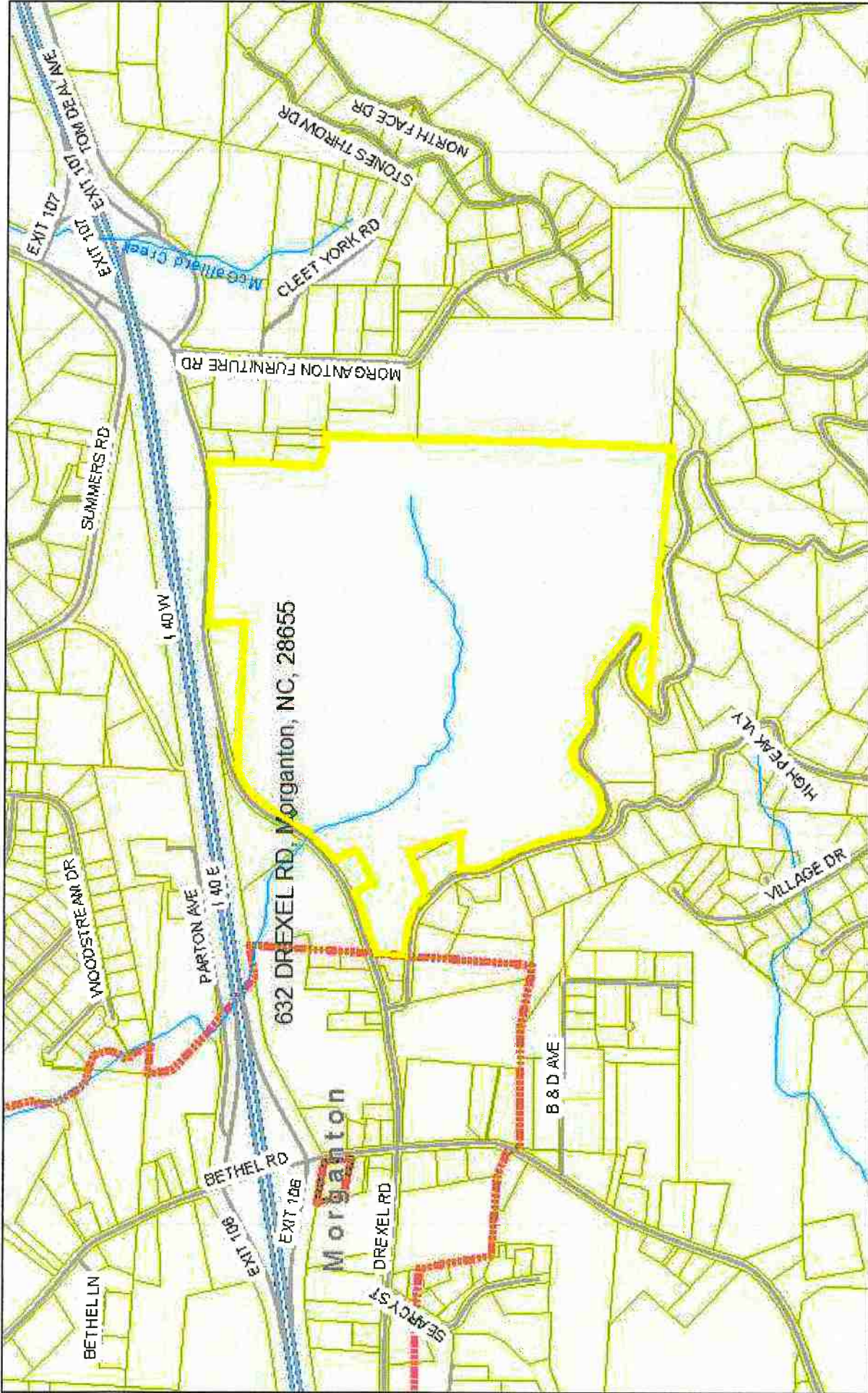
**Deed Date:** 02/23/2006



1:11,075

1 inch = 923 feet

*Disclaimer: The information contained on this page is taken from aerial mapping, tax mapping, and public records and is NOT to be construed or used as a survey or 'legal description'. Only a licensed professional land surveyor can legally determine precise location, elevations, length and direction of a line, and areas.*



# Burke County, NC



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January 31, 2024

**Owner:** TURNER, ANNETTE H  
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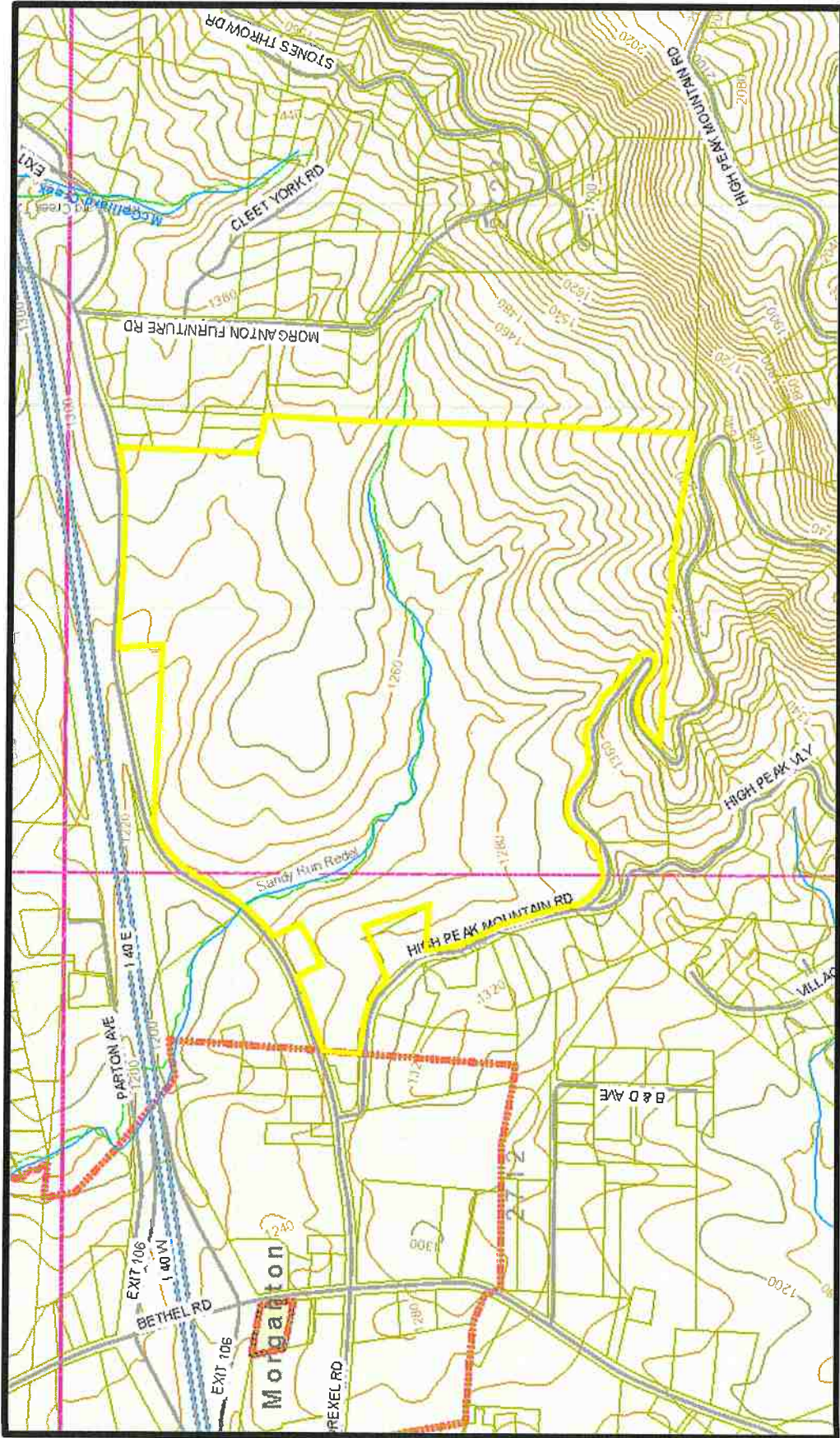
**PIN:** 2722181212  
**PIN EXT:** 000

**Property** CATAWBA, NC 28609  
**Address:** 632 DREXEL RD  
VALDESE 28690  
PROPERTY\_DESC

**REID:** 62611  
**Property Value:** \$518,405  
**Acres:** 165.73  
**Deed Book:** 000006  
**Deed Page:** 00115  
**Deed Date:** 02/23/2006

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EXHIBIT A



**BURKE COUNTY TAX  
COLLECTOR  
PO BOX 219  
MORGANTON, NC 28680**



**ESCROW MORTGAGE ACCOUNT:** The property owner is responsible for ensuring full payment of this obligation. If funds are held in escrow to pay this notice, forward to the appropriate mortgage holder.  
**DUE DATE:** Property taxes are due and payable September 1 and delinquent if not paid by January 5.  
**PARTIAL PAYMENTS:** For your convenience, partial payments will be accepted. Account must be paid in full by January 5.  
**FAILURE TO PAY:** Delinquent taxes are subject to garnishment of wages, attachment of bank accounts, state income tax refunds, or rents received levy on personal property and foreclosure proceedings AFTER January 5  
**INTEREST** accrues at the rate of 2% for January and 3/4% for each following month.  
**ADVERTISING COST** on each parcel will be added in March  
**PROPERTY SOLD:** If you have sold the real property assessed to you, please forward this tax notice to the new owner.  
**APPEALS:** Appeals relating to the value, situs, or taxability of personal property must be received within 30 days of the billing date.  
**APPLICATION FOR THE YEAR AGE EXCLUSION** must be received between January 1 and June 1.

TURNER, ANNETTE H

5259 MILLSTONE DR  
CATAWBA, NC 28609

BILL NUMBER	ABSTRACT NUMBER	BILLING DATE	DUE DATE	INTEREST BEGINS
0024021783	0024021783-2023-2023-0000-00	7/1/2023	9/1/2023	1/6/2024
<b>PERSONAL PROPERTY VALUE &amp; DESCRIPTIONS</b>		PIN/PPID: 62611 REID: LOCATION: 632 DREXEL RD VALDESE NC 28690 ACREAGE: REAL ESTATE VALUE: 518405 DEFERRED VALUE: 436020 NET REAL PROPERTY VALUE: PERSONAL PROPERTY VALUE: 0 EXEMPTION VALUE 0 TOTAL VALUE 82385		
		<b>Taxing District</b>	<b>Balance Due</b>	
		BURKE COUNTY	\$461.36	
		TRIPLE COMMUNITY FD	\$82.39	

**RETURN CHECK FEE:** A penalty of 10% of the amount of check(s) returned by the bank because of insufficient funds or non existence of an account (Min. \$25.00-Max. \$1,000) as provided by NCGS 105-357 (b)(2). Tax receipts are null and void if payment is made with a check that fails to clear the bank.

Search, View and Pay your Taxes Online at:  
[www.burkenctax.com](http://www.burkenctax.com)

**TOTAL DUE: \$0.00**

See overview page for current amount due including discounts

You can pay via telephone by calling 866-225-9634  
 When paying by telephone you must have your Tax Bill information available for reference. A convenience fee of 2.5% + \$ .30 cents applies for all credit card payments.

**FOR QUESTIONS REGARDING COLLECTIONS, LISTINGS OR APPRAISAL DIAL (828) 764-9430  
 OFFICE HOURS: 8:00 AM- 5:00 PM, MONDAY-FRIDAY- WHEN CALLING PLEASE HAVE YOUR BILL NUMBER AVAILABLE!**

**OFFICE ADDRESS: 110 NORTH GREEN STREET COUNTY SERVICES BUILDING MORGANTON, NC 28655**

Due to a payment procedure implemented by Burke County, your payment should be mailed to the Charlotte address. This implementation will better serve you and be more cost effective.

**PLEASE RETURN THIS PORTION WITH YOUR PAYMENT**

BILL NUMBER	ABSTRACT NUMBER	TOTAL AMOUNT DUE
0024021783	0024021783-2023-2023-0000-00	ORIGINAL LEVY
		\$543.75
BILLING DATE	DUE DATE	INTEREST BEGINS
7/1/2023	9/1/2023	1/6/2024

See overview page for current amount due including discounts

PIN/PPID:  
 REID:  
 LOCATION: 632 DREXEL RD VALDESE NC 28690  
 TURNER, ANNETTE H  
 5259 MILLSTONE DR  
 CATAWBA, NC 28609

**MAKE CHECK PAYABLE & REMIT TO:**  
 (Include the Bill # on your check)  
 BURKE COUNTY TAX COLLECTOR  
 PO BOX 63072  
 CHARLOTTE, NC 28263-3072

# Property Summary

Tax Year: 2024

<b>REID</b>	62611	<b>PIN</b>	2722-18-1212	<b>Property Owner</b>	TURNER, ANNETTE H
<b>Location Address</b>	632 DREXEL RD	<b>Property Description</b>	PUV	<b>Owner's Mailing Address</b>	5259 MILLSTONE DR CATAWBA NC 28609

Administrative Data		Transfer Information		Property Value	
<b>Plat Book &amp; Page</b>		<b>Deed Date</b>	2/24/2006	<b>Total Appraised Land Value</b>	\$508,266
<b>Old Map #</b>	97	<b>Deed Book</b>	000006	<b>Total Appraised Building Value</b>	\$10,139
<b>Market Area</b>	1205	<b>Deed Page</b>	00115	<b>Total Appraised Misc Improvements Value</b>	
<b>Township</b>	MORGANTON	<b>Revenue Stamps</b>		<b>Total Cost Value</b>	\$518,405
<b>Planning Jurisdiction</b>	BURKE	<b>Package Sale Date</b>		<b>Total Appraised Value - Valued By Cost</b>	\$518,405
<b>City</b>		<b>Package Sale Price</b>		<b>Other Exemptions</b>	
<b>Fire District</b>	TRIPLE COMMUNITY FD	<b>Land Sale Date</b>		<b>Exemption Desc</b>	
<b>Spec District</b>		<b>Land Sale Price</b>		<b>Use Value Deferred</b>	\$436,020
<b>Land Class</b>	FARM DEFERRED	<b>Improvement Summary</b>		<b>Historic Value Deferred</b>	
<b>History REID 1</b>		<b>Total Buildings</b>	2	<b>Total Deferred Value</b>	\$436,020
<b>History REID 2</b>		<b>Total Units</b>	0	<b>Total Taxable Value</b>	\$82,385
<b>Acreage</b>	165.73	<b>Total Living Area</b>	2,195		
<b>Permit Date</b>		<b>Total Gross Leasable Area</b>	0		
<b>Permit #</b>					

# Building Summary

Card 1 632 DREXEL RD

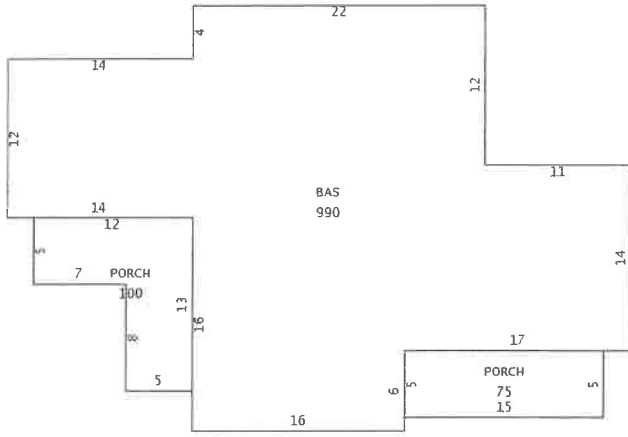
Building Details		Building Description		Building Total & Improvement Details			
<b>Bldg Type</b>	SINGLE FAMILY RES	<b>Year Built</b>	1930	<b>Effective Year</b>	1930	<b>Grade</b>	E-8 60%
<b>Units</b>	0	<b>Additions</b>	2	<b>Remodeled</b>	1957	<b>Percent Complete</b>	100
<b>Living Area (SQFT)</b>	990	<b>Interior Adj</b>		<b>Other Features</b>		<b>Total Adjusted Replacement Cost New</b>	\$74,360
<b>Number of Stories</b>	1.00					<b>Physical Depreciation (% Bad)</b>	UNSO 95%
<b>Style</b>	CONVENTIONAL					<b>Depreciated Value</b>	\$3,718
<b>Foundation</b>	CRAWL					<b>Economic Depreciation (% Bad)</b>	0
<b>Frame</b>						<b>Functional Depreciation (% Bad)</b>	0
<b>Exterior</b>	ASBESTOS SIDING					<b>Total Depreciated Value</b>	\$3,718
<b>Const Type</b>						<b>Market Area Factor</b>	1
<b>Heating</b>	NONE					<b>Building Value</b>	\$3,718
<b>Air Cond</b>	NONE					<b>Misc Improvements Value</b>	
<b>Baths (Full)</b>	1					<b>Total Improvement Value</b>	\$3,718
<b>Baths (Half)</b>	0					<b>Assessed Land Value</b>	
<b>Extra Fixtures</b>	0					<b>Assessed Total Value</b>	
<b>Total Plumbing Fixtures</b>	3						
<b>Bedrooms</b>	3						
<b>Floor</b>	VYNL TILE						
<b>Roof Cover</b>	METAL						
<b>Roof Type</b>	DOUBLE PITCH						
<b>Main Body (SQFT)</b>	990						

## Addition Summary

Story	Type	Code	Area
1.00	PORCH, OPEN	PORC	100
1.00	PORCH, OPEN	PORC	75

Building Sketch

Photograph



No Photo Found

Card 2 632 DREXEL RD

Building Details		Building Description		Building Total & Improvement Details			
<b>Bldg Type</b>	SINGLE FAMILY RES	<b>Year Built</b>	1930	<b>Effective Year</b>	1930	<b>Grade</b>	D 82%
<b>Units</b>	0	<b>Additions</b>	3	<b>Remodeled</b>	1957	<b>Percent Complete</b>	100
<b>Living Area (SQFT)</b>	1205	<b>Interior Adj</b>	Mason Addn Openings (1.00)		<b>Total Adjusted Replacement Cost New</b>	\$128,412	
<b>Number of Stories</b>	1.00	<b>Other Features</b>			<b>Physical Depreciation (% Bad)</b>	UNSO 95%	
<b>Style</b>	CONVENTIONAL				<b>Depreciated Value</b>	\$6,421	
<b>Foundation</b>	CRAWL				<b>Economic Depreciation (% Bad)</b>	0	
<b>Frame</b>					<b>Functional Depreciation (% Bad)</b>	0	
<b>Exterior</b>	ASBESTOS SIDING				<b>Total Depreciated Value</b>	\$6,421	
<b>Const Type</b>					<b>Market Area Factor</b>	1	
<b>Heating</b>	NONE				<b>Building Value</b>	\$6,421	
<b>Air Cond</b>	NONE				<b>Misc Improvements Value</b>		
<b>Baths (Full)</b>	1				<b>Total Improvement Value</b>	\$6,421	
<b>Baths (Half)</b>	0				<b>Assessed Land Value</b>		
					<b>Assessed Total Value</b>		



## Land Summary

Land Class: FARM DEFERRED

Deeded Acres: 165.73

Calculated Acres: 165.73

Zoning	Soil Class	Description	Size	Rate	Size Adj. Factor	Land Adjustment	Land Value
R-3		PRIME_SITE	0.50 BY THE ACRE PRICE	\$12,000			\$6,000
R-3	FORESTRY 1 M	FOR_ROAD_FRONT	33.03 BY THE ACRE PRICE	\$4,750			\$156,893
R-3	AGRICULTURAL 3 P	BALANCE	132.20 BY THE ACRE PRICE	\$4,750	0.55		\$345,373

Total Land Value Assessed: \$508,266

## Ownership History

	Owner Name	Deed Type	% Ownership	Stamps	Sale Price	Book	Page	Deed Date
Current	TURNER, ANNETTE H	DEED		100	0	000006	00115	2/24/2006

## Notes Summary

Building Card

Date

Line

Notes

No Data