513 Weathers Creek Rd, Troutman, NC 28166-8758, Iredell County

APN: 4760-26-1374.000 CLIP: 3480649172



MLS Beds

MLS Full Baths

Half Baths N/A

Sale Price **\$385,000**

Sale Date **04/01/2025**

MLS Sq Ft **2,424**

Lot Sq Ft **217,364**

MLS Yr Built 1993 Type **SFR**

| 0 | Landau Karda | T D'II' O'' O' | T |
|--|----------------------------|---|-------------------|
| Owner | Lauder Kevin | Tax Billing City & State | Troutman, NC |
| Co-Owner | Lauder Rebecca | Tax Billing Zip | 28166 |
| Do Not Mail | | Tax Billing Zip+4 | 8849 |
| Tax Billing Address | 200 Weatherstone Ranch Trl | Owner Occupied | No |
| LOCATION INFORMATION | | | |
| School District | | Zoning Description | Ra-Ra |
| Subdivision | | Building Name | |
| Township | Barringer | Neighborhood Code | 16001-16001 |
| Census Tract | 613.02 | Topography | |
| Carrier Route | R047 | Location Influence | |
| Zoning | RA | Within 250 Feet of Multiple Flood Z one | No |
| TAX INFORMATION | | | |
| Parcel ID | 4760-26-1374.000 | Exemption(s) | |
| % Improved | 72% | Tax Area | FR02 |
| Block # | | Tax Appraisal Area | FR02 |
| Lot # | | - | |
| Legal Description | SR 2379 TRAYLOR | | |
| ASSESSMENT & TAX | | | |
| ASSESSMENT & TAX | 2025 | 2024 | 2023 |
| | | | |
| ssessed Value - Total | \$301,570 | \$301,570 | \$301,570 |
| Assessed Value - Land | \$84,430 | \$84,430 | \$84,430 |
| ssessed Value - Improved | \$217,140 | \$217,140 | \$217,140 |
| OY Assessed Change (\$) | \$0 | \$0 | |
| 'OY Assessed Change (%) | 0% | 0% | |
| Market Value - Total | \$301,570 | \$301,570 | \$301,570 |
| larket Value - Land | \$84,430 | \$84,430 | \$84,430 |
| | 6017 140 | \$217,140 | \$217,140 |
| Narket Value - Improved | \$217,140 | +, | |
| Market Value - Improved exempt Building Value | \$217,1 4 0 | | |
| | \$217,140 | | |
| xempt Building Value xempt Land Value | \$217,140 | | |
| xempt Building Value | \$217,140 | | |
| xempt Building Value xempt Land Value | Total Tax | Change (\$) | Change (%) |
| xempt Building Value xempt Land Value xempt Total Value | | | Change (%) |
| exempt Building Value Exempt Land Value Exempt Total Value Exempt Total Value Exempt Total Value | Total Tax | | Change (%) 21.61% |

| and Use - Universal | SFR | Fireplaces | |
|---------------------|---------------------------|-------------------|------------------|
| and Use - County | Sin Fam Res Rural Acreage | Interior Wall | Drywall |
| _ot Acres | 4.99 | Floor Cover | Ceramic Tile |
| _ot Sq Ft | 217,364 | Flooring Material | Plywood |
| ot Frontage | 200 | Basement Type | MLS: Crawl Space |
| ot Depth | | Basement Sq Feet | |
| ear Built | 1993 | Other Rooms | |
| fective Year Built | 2003 | Other Impvs | |
| yle | | Foundation | Cont. Footing |
| otal Units | | Exterior | Aluminum/Vinyl |
| of Buildings | 1 | Roof Type | Gable |
| uilding Type | | Roof Material | Metal |
| Building Comments | | Roof Frame | |
| Bldg Frame Material | | Roof Shape | Gable |

| Building Sq Ft | Tax: 2,292 MLS: 2,424 | Garage Sq Ft | |
|----------------------|-----------------------|--------------------|---------------------|
| Total Building Sq Ft | Tax: 2,292 MLS: 2,424 | No. Parking Spaces | |
| Heated Sq Ft | 2,292 | Porch | Finished/Open Porch |
| Ground Floor Sq Ft | 1,404 | Porch Sq Ft | 312 |
| Bedrooms | Tax: 5 MLS: 3 | Patio Type | Wood Deck |
| Total Baths | 3 | Patio/Deck 1 Sq Ft | 48 |
| Full Baths | 3 | Pool | |
| Half Baths | | Pool Size | |
| Bath Fixtures | | Quality | Average |
| Total Rooms | | Condition | |
| Cooling Type | Central | Water | |
| Heat Type | Heat Pump | Sewer | |
| Heat Fuel Type | Electric | | |

| FEATURES | | | | | | |
|--------------|------|----------|-------|-------|------------|--|
| Feature Type | Unit | Size/Qty | Width | Depth | Year Built | |

| Feature Type | | Value | | | |
|----------------------|-----------------------|-----------------------------|---------------------|--|--|
| Building Description | | Building Size | | | |
| Prch Opn Fin | ch Opn Fin 312 | | | | |
| Upper Story Fin | | 888 | | | |
| Base | | 1,404 | 1,404 | | |
| SELL SCORE Rating | High | Value As Of | 2025-10-19 04:42:19 | | |
| Sell Score | 809 | | | | |
| ESTIMATED VALUE | | | | | |
| RealAVM™ | \$392,700 | Confidence Score | 85 | | |
| RealAVM™ Range | \$358,300 - \$427,000 | Forecast Standard Deviation | 9 | | |

⁽¹⁾ RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal.

10/06/2025

Value As Of

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

| RENTAL TRENDS | | | |
|----------------------|------|-----------------------------------|------|
| Estimated Value | 2611 | Cap Rate | 5.4% |
| Estimated Value High | 3002 | Forecast Standard Deviation (FSD) | 0.15 |
| Estimated Value Low | 2220 | | |

⁽¹⁾ Rental Trends is a CoreLogic® derived value and should be used for informational purposes only. Rental Trends is not intended to provide recommendations regarding rental prices, lease renewal terms, or occupancy levels to landlords.

(2) The FSD denotes confidence in a Rental Trends estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion a Rental Trends estimate will fall within, based on the consistency of the information available at the time of estimation. The FSD can be used to create confidence that the displayed value has a statistical degree of certainty.

| LISTING INFORMATION | | | | | |
|------------------------|----------------|---------------------|---------------------------|--|--|
| MLS Listing # | <u>3643237</u> | MLS Pending Date | | | |
| MLS Status | Closed | MLS Sale Date | 10/22/2020 | | |
| MLS Area | TROUTMAN | MLS Sale Price | \$290,000 | | |
| MLS Status Change Date | 10/23/2020 | Listing Agent Name | 57528-Karen Carty | | |
| MLS Listing Date | 07/23/2020 | Listing Broker Name | WILKINSON ERA REAL ESTATE | | |
| MLS Current List Price | \$290,000 | Selling Agent Name | 57528-Karen Carty | | |
| MLS Orig. List Price | \$265,000 | Selling Broker Name | WILKINSON ERA REAL ESTATE | | |
| MLS Listing # | | 3457705 | | | |
| MLS Status | | Closed | Closed | | |
| MLS Listing Date | | 12/07/2018 | 12/07/2018 | | |
| MLS Listing Price | | \$269,000 | | | |
| MLS Orig Listing Price | | \$299,000 | \$299,000 | | |
| MLS Close Date | | 06/28/2019 | | | |
| MLS Close Price | | \$105,000 | \$105,000 | | |
| | | | | | |

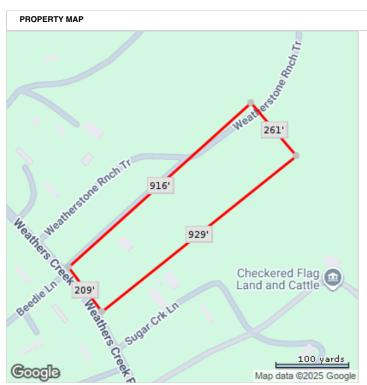
⁽²⁾ The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

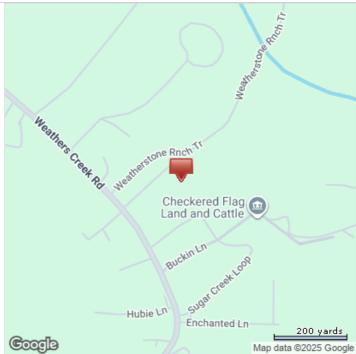
MLS Expiration Date 06/30/2019

MLS Withdrawn Date

| LAST MARKET SALE & SALE | S HISTORY | | | |
|-----------------------------------|----------------------------------|----------------------|------------------------|-------------------------------|
| Sale Date Tax: 04/01/2025 MLS: 10 | | 10/22/2020 C | o-Owner | Lauder Rebecca |
| Recording Date 04/01/2025 | | S | eller | Zittle Braden C & Gabrielle D |
| Sale Price | \$385,000 | D | eed/Page | 3125-1172 |
| Price Per Square Feet | \$167.98 | D | eed Type | Warranty Deed |
| Owner | Lauder Kevin | | | |
| Sale Date | 04/01/2025 | 10/23/2020 | 06/28/2019 | 02/1994 |
| Recording Date | 04/01/2025 | 10/23/2020 | 06/28/2019 | |
| Sale Price | \$385,000 | \$290,000 | \$155,000 | |
| Nominal | | | | |
| Multi/Split Sale Type | | | Multi | |
| Buyer Name | Lauder Kevin | Zittle Braden C | Brown Robert S | Traylor Thomas B |
| Seller Name | Zittle Braden C & Gabrielle D | Brown Robert S & Kim | berly Traylor Sharon F | = |
| Deed/Page | 3125-1172 | 2747-1251 | 2628-1283 | 909-1522 |
| Document Type | Warranty Deed | Warranty Deed | Warranty Deed | Warranty Deed |
| MORTGAGE HISTORY | | | | |
| Mortgage Date | 10/23/2020 | 06/28/2019 | 12/19/2012 | 12/11/2001 |
| Mortgage Amount | \$284,747 | \$134,000 | \$111,307 | \$106,000 |
| Mortgage Lender | Movement Mtg LLC | Carter Bk&Tr | Bank Of America | a Guaranty Resid'l Lndg In |
| Mortgage Type | Resale | Resale | Refi | Refi |
| FORECLOSURE HISTORY | | | | |
| Document Type | | | | |
| Default Date | | | | |
| Foreclosure Filing Date | | | | |
| Recording Date | | | | |
| Document Number | | | | |
| Book Number | | | | |
| Page Number | | | | |
| Default Amount | | | | |
| Final Judgment Amount | | | | |
| Original Doc Date | | | | |

Original Document Number Original Book Page Lien Type





*Lot Dimensions are Estimated