

	MLS Beds	MLS Full Baths	Half Baths	Sale Price	Sale Date
	3	3	N/A	\$385,000	04/01/2025
	MLS Sq Ft	Lot Sq Ft	MLS Yr Built	Type	
	2,424	217,364	1993	SFR	

OWNER INFORMATION			
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 Zone	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 Year	2025	2024	2023
Assessed Value - Total	\$301,570	\$301,570	\$301,570
Assessed Value - Land	\$84,430	\$84,430	\$84,430
Assessed Value - Improved	\$217,140	\$217,140	\$217,140
YOY Assessed Change (\$)	\$0	\$0	
YOY Assessed Change (%)	0%	0%	
Market Value - Total	\$301,570	\$301,570	\$301,570
Market Value - Land	\$84,430	\$84,430	\$84,430
Market Value - Improved	\$217,140	\$217,140	\$217,140
Exempt Building Value			
Exempt Land Value			
Exempt Total Value			
Tax Year	Total Tax	Change (\$)	Change (%)
2022	\$1,512		
2023	\$1,839	\$327	21.61%
2024	\$1,839	\$0	0%

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

Stories	2	Parking Type	
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
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Feature Type	Value
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Building Description	Building Size
Prch Opn Fin	312
Upper Story Fin	888
Base	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
Value As Of	10/06/2025		

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

(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.

(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 #	3643237	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
MLS Listing Date	12/07/2018
MLS Listing Price	\$269,000
MLS Orig Listing Price	\$299,000
MLS Close Date	06/28/2019
MLS Close Price	\$105,000

LAST MARKET SALE & SALES HISTORY				
Sale Date	Tax: 04/01/2025 MLS: 10/22/2020		Co-Owner	Lauder Rebecca
Recording Date	04/01/2025		Seller	Zittle Braden C & Gabrielle D
Sale Price	\$385,000		Deed/Page	3125-1172
Price Per Square Feet	\$167.98		Deed 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 & Kimberly	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	Guaranty Resid'I Lndg Inc
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				

PROPERTY MAP



*Lot Dimensions are Estimated

