

Scott Mayausky - Commissioner of the Revenue
Stafford County, Virginia

| Property Detail | |
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| CORTESE WILLIAM A & DONNA L 45 MACGREGOR RIDGE ROAD STAFFORD, VA 22554-5202 | Property ID 30Y 1 Alternate ID 21698 Address 45 MACGREGOR RIDGE RD Property Class 2-Single Family- Suburban Neighborhood 300000 MAIN MAP 30 Deeded Acres 1.0000 |

| Value History | | | | | | | | |
|---------------|-------------------|-----------|--------------|------------------|-----------|----------|--------------|------------------|
| Year | Reason | Appraised | | | Assessed | | | |
| | | Land | Improvements | Total | Land | Land Use | Improvements | Total |
| 2026 | *Reassessment | \$140,000 | \$239,700 | \$379,700 | \$140,000 | \$0 | \$239,700 | \$379,700 |
| 2024 | *Reassessment | \$130,000 | \$215,800 | \$345,800 | \$130,000 | \$0 | \$215,800 | \$345,800 |
| 2022 | *Reassessment | \$100,000 | \$174,800 | \$274,800 | \$100,000 | \$0 | \$174,800 | \$274,800 |
| 2020 | *Reassessment | \$85,000 | \$157,400 | \$242,400 | \$85,000 | \$0 | \$157,400 | \$242,400 |
| 2018 | *Reassessment | \$85,000 | \$143,400 | \$228,400 | \$85,000 | \$0 | \$143,400 | \$228,400 |
| 2016 | *Reassessment | \$75,000 | \$132,800 | \$207,800 | \$75,000 | \$0 | \$132,800 | \$207,800 |
| 2014 | *Reassessment | \$75,000 | \$134,300 | \$209,300 | \$75,000 | \$0 | \$134,300 | \$209,300 |
| 2012 | *Reassessment | \$65,000 | \$131,900 | \$196,900 | \$65,000 | \$0 | \$131,900 | \$196,900 |
| 2010 | *Reassessment | \$70,000 | \$125,900 | \$195,900 | \$70,000 | \$0 | \$125,900 | \$195,900 |
| 2008 | *Reassessment | \$100,000 | \$144,200 | \$244,200 | \$100,000 | \$0 | \$144,200 | \$244,200 |
| 2006 | *Reassessment | \$85,000 | \$251,000 | \$336,000 | \$85,000 | \$0 | \$251,000 | \$336,000 |
| 2004 | 2004 Reassessment | \$45,000 | \$121,700 | \$166,700 | \$45,000 | \$0 | \$121,700 | \$166,700 |
| 2002 | | \$30,000 | \$97,700 | \$127,700 | \$30,000 | \$0 | \$97,700 | \$127,700 |

| Sales History | | | | | | | | |
|---------------|------|-----------|----------------------|-----------------------------------|-----------------------------------|------|-------------|------------|
| Book | Page | Doc Num | Date | Owners | Grantee | Type | Vacant Land | Sale Price |
| | | 000003854 | 3/1/2000 12:00:03 AM | See Clerk Of Courts Records 31715 | CORTESE WILLIAM A & DONNA L | | No | \$123,050 |
| | | 990019316 | 9/1/1999 12:00:02 AM | COR Records 14244 | See Clerk Of Courts Records 31715 | | No | \$25,000 |
| | | 980025028 | 4/1/1999 12:00:01 AM | See Clerk Of Courts Records 31714 | COR Records 14244 | | No | \$0 |
| | | 980025028 | 1/1/1900 | | See Clerk Of Courts Records 31714 | | Yes | \$0 |

| Land Details | | | | | |
|--------------|-----------|--------|--------------|-----------|------------|
| Primary Use | Land Type | Acres | Eff Frontage | Eff Depth | Appr Value |
| | | 1.0000 | 0.00 | 0.00 | \$140,000 |

| Legal Description |
|--------------------|
| Description |
| LOT 1 1.0000 AC |
| BOWERS SUBDIVISION |

R01 - Extension Details

Address 45 MACGREGOR RIDGE RD
Type 71 Split Foyer
Year Built 1999

Image

Attributes

| Story | Attribute | Detail |
|-------|-------------------|-----------------|
| | Type | 71 Split Foyer |
| | Occupancy | Single family |
| | Roof Structure | Gable |
| | Roof Cover | Comp sh to 235# |
| | Heating | No Heat |
| | A/C | None |
| | Stories | 1.0 |
| | Bathrooms | 2 |
| 1 | Exterior Wall | Vinyl siding |
| 1 | Interior Wall | Drywall |
| 1 | Interior Flooring | Base Allowance |
| L | Exterior Wall | Vinyl siding |

Floor Areas

| Code | Description | Gross | Finished | Construction |
|--------------|-------------|-------|----------|----------------|
| 1.0 | Floor Level | 1,196 | 1,196 | Wood frame |
| L | Floor Level | 1,196 | 1,196 | Concrete block |
| Total | | 2,392 | 2,392 | |

Improvements

| Code | Year | Bldg | Length | Width | Units | Unit Type | Value |
|--------|------|------|--------|-------|-------|-----------|-------|
| MSTP 2 | 1999 | R01 | 0.00 | 0.00 | 0 | SF | 200 |