



ONLINE LAND MARKET

LAND DATA	
QUESTION/S	DATA
APN / Parcel #:	8617-73-2197
Lot Count:	1
Account # or GEO #:	57545
Property Address:	Liberty Rd, Waynesville, NC, 28785
If No Address or 0 address: Closest Property with Numbered Address	387 Liberty Rd, Waynesville, NC 28785
County:	Haywood
State:	NC
Lot Number:	Did not indicate
Legal Description:	LIBERTY ROAD
Parcel Size:	0.18 acres
Subdivision:	LAKE JUNALUSKA ASSEMBLY
Approximate Dimensions:	119.25 feet North 73.96 feet West 78.77 feet East 69.88 feet South
GPS Center Coordinates (Approximate):	35.53456585881926, -82.97647101135206
GPS Corner Coordinates (Approximate):	35.53454934069205, -82.9767416524144 35.53445849266513, -82.97651837350097 35.534516305061175, -82.97629509475426 35.53471635496085, -82.97639545719609
Google map link:	https://maps.app.goo.gl/UqeQcH6JvSfh6uDj6
Elevation:	2878.7 feet
Market Value:	\$42,000.00
Access to the property? (Dirt/ Paved/ Plated but not Built/ No Roads (Land Lock) or Other)	https://drive.google.com/file/d/111uozgrGj_hoMBhW-0g4B22MctN3RnbH/view?usp=sharing
If others, please specify:	None
Is there a Structure (Yes or No (If Yes: Explain)	None
Property miscellaneous images	https://drive.google.com/drive/folders/1Sr6wXDxjOaHU

	VRSb07Cwi0NMloCSVlcl?usp=sharing
YouTube Link:	https://youtu.be/eFIV3u5evSg
ADDITIONAL LAND INFO	
QUESTION/S	DATA
Closest major city:	Charlotte, North Carolina - 2 hr 31 min (143 miles)
Closest small town:	Clyde, North Carolina - 10 min (4.7 miles)
Nearby attractions:	Gateway to the Smokies Plaza - 11 min (3.8 miles) Old Time Music Metal Art - 12 min (3.9 miles) Soco Falls - 23 min (13.4 miles) Mountain Museum - 6 min (1.7 miles) Waterrock Knob Visitor Center - 30 min (16.9 miles)
COUNTY DATA	
QUESTION/S	DATA
Assessor Website	Link
Assessor Contact	828-452-6734
Treasurer Website	Link
Treasurer Contact	828-452-6643
Recorder/Clerk Website	Link
Recorder/Clerk Contact	828-452-6635
Zoning or Planning Department Website	Link
Zoning or Planning Department Contact	828-452-6638
County Environmental Health Department Website	Link
County Environmental Health Department Contact	828-452-6651
GIS Website	Link
CAD Website	
Electricity Company Name & Phone Number	
Water Company Name & Phone Number	
Sewer Company Name & Phone Number	
Gas Company Name & Phone Number	
Waste Company Name & Phone Number	
TAX DATA	
QUESTION/S	DATA
Are the taxes of this property current or delinquent? (If Current, then means no back taxes), (If Delinquent, just put delinquent and ask the next question below.)	Current year is paid

Are there any back taxes for this property? If yes, how much is the amount owed? (From what year to what year)	None
How much is the annual property tax? (Current Year if available, if not get the previous year)	\$263.25 (2023)
Are there any tax liens for this property? If yes, how much is the amount owed?(From what year to what year? Note: Most of the time the county does not have access to this data because they don't know if there are any mortgages or any kinds of liens.	N/A
Is property part of an HOA (Home Owners Association) or any communities? (Yes/No)	Yes
How much is the annual HOA due?	LJAPOO member dues are \$20/year
Are there any HOA dues? If yes, how much is the total amount owed?	
County Operator Details who Confirmed the Information:	Property Tax Information Online
ZONING DATA	
QUESTION/S	DATA
What is the zoning of the property? (Residential/Commercial/Agricultural/etc)	Residential
Terrain type? (Is it flat /slope/etc)	Quite slope
Property use code?	Residential
Is the land cleared? (Yes/No)	Not cleared
Is the property buildable? (Yes/ No/Maybe/ etc.. write whatever the county has to say)	Need to confirm by the county
What can be built on the property? (Different types of homes that we can build on the lots.)	Single family dwelling
Can we camp on the property? (If we buy this property can the owner camp there?) Yes/No	No
Notes on Camping (please take note of the allowed time for camping or whatever the county has to say)	Camping is not allowed - Community has its own campgrounds
Are RV's allowed on the property? (Please ask if there are any restrictions.) Yes/ No	No
Note's on RV's (jot down notes whatever the county has to say)	RV is not allowed, temporarily/Permanently

Are Mobile homes allowed on the property? (Please ask if there is restrictions.) Yes/No	No
Notes on mobile homes (jot down notes whatever the county has to say)	Mobile home is not allowed
Are tiny houses or small cabins allowed in the property? Yes/ No (Please ask if there is restrictions.) Yes/No	No
Is there a total size restriction for any structures on the lot? Yes/ No (Please jot down the notes from the county)	None
Are there any building height restrictions? (Yes/ No) How many ft... please take down notes from the county	3 stories
What are the setbacks of the lot?	60ft front
What is the minimum lot size to build on the property?	6,000 sqft
Is there any time limit to build?	6 months
Is there a County or City Impact fee required to build and if so how much does this cost?	None
Is the property in a flood zone and if so what needs to be done to the lot in order to build?	Not in a floodzone area
Any other restrictions?	None
Is property in a Floodzone? (if yes add link to FEMA Website)	Zone X
Link to FEMA website	Check picture below
Is property wetland?	Not on wetlands
Link to Wetland website	Check picture below
County Operator Details who Confirmed the Information:	
UTILITIES DATA	
QUESTION/S	DATA
Is the property located inside or outside city limit? Notes: If Inside City: It means water and sewer is provided by the city (You need to confirm it) IF Outside City: It considered under County, means water can be built through deep well (You need to confirm it)	County
Does the property have water connected? (Yes, No,	Not yet connected but available in the area

Waterline on the street/road or Do Not Know)	
If YES... (Put the company name and the phone number of the provider)	Town of Waynesville - (828) 456-3706
If it's in the area (Put the street name where the main water line is located.)	Liberty RD
If NO: (Ask if we do we have to dig a well, or, is there any utility company who provides water in the area where the property is located.)	N/A
How much will it cost (setup cost) to have water connection?	Buyer needs to gather information
Does the property currently have Sewer or septic? (Confirm If Sewer or Septic is on Site: Select either; Sewer, Septic, or None)	Sewer is available in the area
If YES (confirm if it's a SEWER or SEPTIC: Is it provided by the county / city or private company?)	Town
Please ask the details of the Company Name & the Contact information (Call and Confirm if it's the right company)	Town of Waynesville - (828) 456-3706
If NO: Do we need to install septic? (YES/NO) or a septic system is already installed in the property?	N/A
If the septic system has to be installed, (Ask if do we need to percolate the soil?)	N/A
How much will it cost (setup cost) to have sewer connection or septic installed?	Buyer needs to gather information
Does the property currently have electricity connected? (Yes, No or Do Not Know)	Not yet connected but available in the area
What is the electric company name (Confirm If there is Electric company Service in the area - Select either City, Community, None etc.)	Haywood Electric Membership Corporation - +18284522281
How much will it cost (setup cost) to have power connection?	On the process
What type of gas does this area service? (Propane gas/Natural gas/ tank gas/etc)	Propane gas
For waste.... Will the county or city pick up the trash?	Private company
If YES... Get the details of the company name and contact information that service in the area...	
NOTE: If NO, (Ask if it's responsibility of the property	Consolidated Waste Services (CWS) - (828) 645-0660

owner.)	
County Operator who Confirmed the Information:	
GENERAL DD NOTES FROM LM TEAM:	
DISCLAIMER	
<p>The buyer is responsible for verifying all information with the County as to what can and can't be done with the property. The buyer will need to work with the County to obtain the proper permits if needed. The buyer will also need to confirm the availability of any utilities needed or serviced on the property. The seller makes no warranties or representations about the land, its condition, or what can be built on the property.</p>	