

Parcel ID

Root PID

19-07-0026-0010-0001

19070026001000010000

Tax Year

2024

County

Jefferson

Date

11/27/2024

Property Owner and Mailing Address

Owner(s)

Mailing Address

KINLEY DONALD C & SHIRLEY M

2048 HINTON RD, KEARNEYSVILLE, WV 25430

Property Location

Physical Address

E-911 Address

Parcel ID

County

District

Map

Parcel No.

Parcel Suffix

Map View Link

2048 HINTON RD

2048 HINTON RD Kearneysville WV 25430

19-07-0026-0010-0001

19 - Jefferson

7 - Middleway District

[0026](#) (Click for PDF tax map)

0010

0001

<https://mapwv.gov/parcel/?pid=19-07-0026-0010-0001>

General Information

Tax Class	Book / Page	Deeded Acres	Calculated Acres	Legal Description
2	1134 / 382	46.530	47.63	46.53 AC-RAMEY, NICODEMUS
			47.63	

Cost Value

Dwelling Value	\$208,000	Land Appraisal	\$340,800
Other Bldg/Yard Values	\$38,480	Building Appraisal	\$246,500
Commercial Value	---	Total Appraisal	\$587,300

Building Information

Property Class	F - Farm
Land Use	112 - Active Farm
Sum of Structure Areas	2,600

Card	Year		Stories	CG	Architectural Style	Exterior		Basement Type	Square Footage (SFLA)	Building Value
	Built					Wall				
1	1990	2	2P	Modern/Contemporary		Frame		Full	2,600	\$208,000
									2,600	\$208,000

Card	Year		Attic	Fuel	Heat System	Heat/AC	Bedrooms	Full Baths	Half Baths	Total Rooms
	Built									
1	1990		None	Electric	Heat Pump	Central A/C	3	2		5
							3	2		5

Other Building and Yard Improvements

Bldg/ Card #	Line	Type	Year Built	CG	Units	Size	Area	Replace Cost	Adjusted Replace Cost
1	1	Flat Barn Barn	1940	11	1	37x50	1,850	\$12,780	\$9,920
1	2	Detached Concrete Block Milk House	1940	22	1	16x28	448	\$7,250	\$3,760
1	3	1S Lean To Lean	1960	22	1	16x22	352	\$1,570	\$620
1	4	Concrete Stave w/o Roof Silo	1940	22	1	18x50	12,717	\$10,740	\$1,400
1	6	45' Roof 5 Gauge Wire Corn Crib	1960	11	1	15x14	2,473	\$1,410	\$730
1	7	One Side Open Wood Pole Barn	1960	22	1	30x36	1,080	\$7,220	\$2,800
1	8	Frame or CB Detached Garage	2004	22	1	20x24	480	\$6,350	\$11,530
1	9	Frame Utility Shed	1940	22	1	12x20	240	\$1,550	\$600
1	10	Frame Utility Shed	1940	22	1	12x12	144	\$930	\$360
1	11	One Side Open Wood Pole Barn	1940	22	1	14x18	252	\$2,720	\$700
1	12	Four Side Open Wood Pole Barn	1960	22	1	28x32	896	\$4,070	\$1,580
1	13	One Side Open Wood Pole Barn	1960	22	1	12x32	384	\$3,260	\$1,270

Bldg/ Card #	Line	Type	Year Built	CG	Units	Size	Area	Replace Cost	Adjusted Replace Cost
1	14	Frame Utility Shed	1960	22	2	16x30	480	\$6,210	\$3,210
							21,796	\$66,060	\$38,480

Flood Zone Information									
Acres (c.) Risk									
47.63	Low	This parcel appears not to be within any identified flood hazard zone.							

Sales History									
Sale Date	Price	Sale Type	Source Code	Validity Code	Book	Page			
3/20/2024					WB39	595			
12/26/2013					1134	382			

Parcel History									
Tax Year	Tax Class	Owner	Owner Address	Book/ Page	Legal Description	Land	Building	Total	
2024	2	KINLEY DONALD C & SHIRLEY M	2048 HINTON RD, KEARNEYSVILLE, WV 25430	1134/ 382	46.53 AC-RAMEY, NICODEMUS	\$340,833	\$246,500	\$587,333	

2023	2	KINLEY DONALD C & SHIRLEY M	2048 HINTON RD, KEARNEYSVILLE, WV 25430	1134/ 382	46.53 AC-RAMEY, NICODEMUS	\$340,833	\$246,500	\$587,333	
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2022	2	KINLEY DONALD C & SHIRLEY M	2048 HINTON RD, KEARNEYSVILLE, WV 25430	1134/ 382	46.53 AC-RAMEY, NICODEMUS	\$330,333	\$217,500	\$547,833	
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2021	2	KINLEY DONALD C & SHIRLEY M	2048 HINTON RD KEARNEYSVILLE , WV 25430	1134 / 382	46.53 AC-RAMEY, NICODEMUS	\$327,667	\$194,667	\$522,333	
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2020	2	KINLEY DONALD C & SHIRLEY M	2048 HINTON RD, KEARNEYSVILLE, WV 25430	1134/ 382	46.53 AC-RAMEY, NICODEMUS	\$83,833	\$195,167	\$279,000	
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