

**Sevier (078)**  
**Tax Year 2026 | Reappraisal 2026**

Jan 1 Owner  
 SCENIC VIEWS LLC - PROTECTED SERIES 33N  
 3225 MCLEOD DR STE 777  
 LAS VEGAS NV 89121

Current Owner

**NOTTINGHAM HEIGHTS WAY 4733**

Ctrl Map: 105L    Group: B    Parcel: 001.00    Pl:    SI: 132

**Value Information**

**Land Market Value:** \$60,000  
**Improvement Value:** \$1,020,000  
**Total Market Appraisal:** \$1,080,000  
**Assessment Percentage:** 40%  
**Assessment:** \$432,000

**Subdivision Data**

**Subdivision:** SHERWOOD FOREST RESORT  
**Plat Book:** LM 5    **Plat Page:** 173    **Block:**    **Lot:** 132

**Additional Information**

PHASE 3 UNIT 4

**General Information**

**Class:** 08 - Commercial    **City #:**    **Special Service District 2:** 000  
**Special Service District 1:** 000    **Neighborhood:** P05  
**District:** 05    **Number of Mobile Homes:** 0  
**Number of Buildings:** 1    **Utilities - Electricity:** 01 - PUBLIC  
**Utilities - Water/Sewer:** 01 - PUBLIC / PUBLIC    **Zoning:** R-1  
**Utilities - Gas/Gas Type:** 00 - NONE

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

**Deed Acres:** 0    **Calculated Acres:** 0    **Total Land Units:** 1

Land Code	Soil Class	Units
06 - RES RESORT		1.00

**Residential Building #: 1**

**Improvement Type:** 05 - SINGLE FAMILY  
**Exterior Wall:** 05 - SIDING ABOVE AVG  
**Heat and AC:** 7 - HEAT AND COOLING SPLIT  
**Quality:** 2- - ABOVE AVERAGE -  
**Square Feet of Living Area:** 2112  
**Foundation:** 04 - SPECIAL FOOTING  
**Roof Framing:** 02 - GABLE/HIP  
**Cabinet/Millwork:** 04 - ABOVE AVG  
**Interior Finish:** 10 - PANEL-PLAST-DRYWALL  
**Bath Tiles:** 01 - FLOOR ONLY  
**Shape:** 01 - RECTANGLE

**Building Sketch**



**Stories:**

2.00

**Actual Year Built:**

2008

**Plumbing Fixtures:**

24

**Condition:**

AV - AVERAGE

**Floor System:**

04 - WOOD W/ SUB FLOOR

**Roof Cover/Deck:**

13 - PREFIN METAL CRIMPED

**Floor Finish:**

11 - CARPET COMBINATION

**Paint/Decor:**

04 - ABOVE AVERAGE

**Electrical:**

04 - ABOVE AVG

**Structural Frame:**

00 - NONE

**Building Areas**

Areas	Square Feet
BAS - BASE	1,056
BMF - BASEMENT FINISHED	1,056
USF - UPPER STORY FINISHED	1,056
BMF - BASEMENT FINISHED	1,056
OPF - OPEN PORCH FINISHED	156
OPF - OPEN PORCH FINISHED	512

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	HOT - HOT TUB		1
1	WDK - WOOD DECK	IRR	1,464
1	PEL - PASSENGER ELEVATOR		1

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
5/30/2021	\$0	5809	262		QC - QUITCLAIM DEED	-
3/2/2018	\$0	5099	715		-	-
2/27/2009	\$758,963	3294	31	I - IMPROVED	WD - WARRANTY DEED	N - NON-ARM'S LENGTH
7/24/2006	\$100,000	2584	391	V - VACANT	WD - WARRANTY DEED	A - ACCEPTED
7/14/2005	\$0	2291	506		-	-
6/30/2003	\$0	1733	85		-	-