

**NOTICE OF PUBLIC AUCTION  
SPECIAL COMMISSIONER’S SALE OF REAL ESTATE  
COUNTY OF MONTGOMERY, VIRGINIA**

Pursuant to the terms of those certain Decrees of Sale entered in the Circuit Court of County of Montgomery, the undersigned Special Commissioner will offer for sale at a simulcast (with online and in person bidding) public auction the following described real estate at **Montgomery County Government Center, 755 Roanoke Street, Christiansburg Virginia 24073**, on **October 17, 2024 at 1:00PM** in the **Board of Supervisors Board Room, 2nd Floor**.

The sale of such property is subject to the terms and conditions below, and any term or conditions which may be subsequently posted or announced by Walker Commerical Services, Inc. (“Auctioneer”) and Taxing Authority Consulting Services, PC (“TACS”). Subsequent announcements take precedence over any prior written or verbal terms of sale.

|    | Property Owner(s)                                                              | Tax Map No.                             | Parcel No.                           | TACS No.                             | Property Description                                                                                           |
|----|--------------------------------------------------------------------------------|-----------------------------------------|--------------------------------------|--------------------------------------|----------------------------------------------------------------------------------------------------------------|
| J1 | <del>Hasemann Properties, Inc.</del><br><b>REDEEMED</b>                        | <del>137-A-86</del><br><b>REDEEMED</b>  | <del>014450</del><br><b>REDEEMED</b> | <del>779427</del><br><b>REDEEMED</b> | <del>Riner District; Pilot Mt, Par IV; 22.0 Ac +/-; unimproved</del><br><b>REDEEMED</b>                        |
|    | <del>Hasemann Properties, Inc.</del><br><b>REDEEMED</b>                        | <del>137-A-12</del><br><b>REDEEMED</b>  | <del>006749</del><br><b>REDEEMED</b> | <del>779427</del><br><b>REDEEMED</b> | <del>Riner District; Calfees Mt; 7.0 Ac +/-; Big Branch Rd; unimproved; unmapped</del><br><b>REDEEMED</b>      |
| J2 | Kelly M. Heslep Heirs                                                          | 058-A 61                                | 008614                               | 779604                               | Shawsville District; Pedlar; 85.69 Ac +/-; unimproved                                                          |
| J3 | <del>Rodney C. Lowe</del><br><b>REDEEMED</b>                                   | <del>121-1-4</del><br><b>REDEEMED</b>   | <del>007224</del><br><b>REDEEMED</b> | <del>564188</del><br><b>REDEEMED</b> | <del>Shawsville District; Hickory Mt Subd, Lot 4; Barley Rd; 6.014 Ac +/-; unimproved</del><br><b>REDEEMED</b> |
| J4 | Frank E. Lytton, Gladys E. Lytton                                              | 076-A 74                                | 011621                               | 647100                               | Riner District; Crab Creek; 3664 Caboose Rd; 1.0 Ac +/-; improved                                              |
| J5 | <del>Mona Carmine Womack LE, Wayne Steven Womack, Jr.</del><br><b>REDEEMED</b> | <del>098-A-37E</del><br><b>REDEEMED</b> | <del>110458</del><br><b>REDEEMED</b> | <del>742653</del><br><b>REDEEMED</b> | <del>Shawsville District; Boners Run, Tract 1A; 1424 Boone Rd; 1.537 Ac +/-; improved</del><br><b>REDEEMED</b> |
| J6 | <del>Mona Carmine Womack LE, Wayne Steven Womack, Jr.</del><br><b>REDEEMED</b> | <del>098-A-37</del><br><b>REDEEMED</b>  | <del>021240</del><br><b>REDEEMED</b> | <del>742653</del><br><b>REDEEMED</b> | <del>Shawsville District; Boners Run, Tract 1B; Boone Rd; 66.458 Ac +/-; unimproved</del><br><b>REDEEMED</b>   |

**GENERAL TERMS OF SALE:** All sales are subject to confirmation by the Circuit Court. The Special Commissioner has the right to reject any bids determined to be unreasonable in relation to the estimated value of the Property. Any unsold property will be offered for sale again at the next auction, whenever that may be.

Properties are conveyed by Special Warranty Deed, subject to any easements, covenants, agreements, restrictions, reservations, and any and all rights of record which may affect the property. Properties are offered

for sale as-is, where-is, and if-is, with all faults and without any warranty, either expressed or implied. Persons are encouraged to make a visual inspection of the property within the limits of the law and to obtain an independent title search, at their own expense, prior to bidding on any of the properties to determine the suitability of the property for their purposes. It is not guaranteed that the property has a right-of-way or that it is not landlocked. Property is sold in gross and not by the acre. There is no warranty as to the accuracy of any information contained in the GIS system, nor is the information contained therein a legal representation of any of the features of the property which it depicts. We do not provide and do not assist with obtaining title insurance or title to personal property.

**The sale of property to the highest bidder is not contingent upon obtaining financing.** Financing, if needed, is the sole responsibility of the high bidder. By bidding, parties are entering into a legally binding contract, waive all rescission rights, and understand that their bid is immediately binding, irrevocable, and enforceable. Additionally, by bidding, parties are representing that they have read, and agree to be bound by, all terms and conditions for this sale. Failure to complete the property purchase will result in forfeiture of any funds paid and may subject the highest bidder to additional damages, which may include expenses and any deficit upon resale.

**PAYMENT TERMS:** The highest bidder shall make a deposit in the amount of twenty-five percent (25%) or One Thousand Dollars (\$1,000.00), whichever is higher, **along with a 10% buyer's premium, subject to a minimum of \$150, added to the final bid.** Bids which are less than One Thousand Dollars (\$1,000.00) shall be paid in full at the time of the auction. Deposits shall not exceed Twenty Thousand Dollars (\$20,000) per parcel. Such sum shall be held by the Special Commissioner and credited towards the purchase price following confirmation of the sale. Subsequent taxes will be prorated from the auction date, and the highest bidder will be responsible for taxes from that date forward.

The balance of the purchase price and recording costs for deed recordation shall be deposited by the highest bidder with the Special Commissioner within fifteen (15) days of confirmation of the sale by the Court.

Credit Card information will be collected as part of the registration process for verification purposes. A *hold* in the amount of One Thousand Dollars (\$1,000) will be placed on the credit card provided. Please note that the credit card on file will not be *charged* unless the high bidder fails to remit the necessary funds in accordance with the terms of sale.

**Terms applicable to In-Person Bidders ONLY:** The deposit and buyer's premium are due on the day of the auction. All payments must be made in the form of personal check, cashier's check or money order. **No cash will be accepted.**

**Terms applicable to Online Bidders ONLY:** All interested parties must register and be approved by the Auctioneer. Registration and bidding are free of charge and are done through the Auctioneer's website, [www.walkercommercialservices.com](http://www.walkercommercialservices.com). If any interested bidders are unable to attend for in-person bidding and wish to bid on property, but do not have access to the internet, please contact Walker Commercial Services, Inc., at (540) 344-6160 for assistance.

The highest bidder will receive their purchase contract and balance due via email following the close of the auction. The contract shall immediately be executed and returned to TACS. **The deposit and buyer's premium must be received in full within seven (7) days following the auction closing (no later than October 24, 2024).** All payments must be made in the form of certified funds, cashier's check, money order or wire transfer. Cashier's checks and money orders shall be made payable to County of Montgomery and forwarded to TACS, at the address shown below. Cash and personal checks will not be accepted. Wire transfer instructions will be provided to the highest bidder upon request.

**GENERAL TERMS:** To qualify as a purchaser at this auction, you may not owe delinquent taxes to County of Montgomery, and you may not be a Defendant in any pending delinquent tax matter. Questions concerning the registration and bidding process should be directed to the Auctioneer online at [www.walkercommercialservices.com](http://www.walkercommercialservices.com), by email [asher@walkercommercialservices.com](mailto:asher@walkercommercialservices.com) or by phone to (540) 344-6160. Questions concerning the property subject to sale should be directed to TACS online at [www.taxva.com](http://www.taxva.com), by email to [taxsales@taxva.com](mailto:taxsales@taxva.com), by phone to 804-548-4424, or by writing to the address below.

Taxing Authority Consulting Services, PC  
Attn: Tax Sales  
P.O. Box 31800  
Henrico, Virginia 23294-1800

**PURCHASER'S ACKNOWLEDGEMENT AND  
CONTRACT OF SALE**

At that certain real estate tax sale which closed on Thursday, October 17, 2024, the undersigned was the highest bidder on the real estate described below, for a bid price of \$\_\_\_\_\_.

**Case Name:** County of Montgomery v. \_\_\_\_\_ (Case No. \_\_\_\_\_)

**Tax Map Number:** \_\_\_\_\_

**Account Number:** \_\_\_\_\_

**TACS Number:** \_\_\_\_\_

**Buyer's Premium:** \$ \_\_\_\_\_

**Bid Deposit:** \$ \_\_\_\_\_

**Credit Card Hold:** \$(\_\_\_\_\_)

**Total Due Now:** \$ \_\_\_\_\_

I understand that the above-referenced "Total Due Now" is required to be deposited today with the Special Commissioner and that the balance of the high bid and the deed recordation cost will be due within fifteen (15) days after confirmation of this sale by the Circuit Court of the County of Montgomery, Virginia. I understand that in the event my payment is returned or otherwise does not clear within twenty (20) days, this contract of sale may be voided, I may be responsible for damages or costs of resale, and the next highest bidder may be contacted to purchase the property.

I understand that this property is being sold subject to any covenants, easements, agreements, restrictions, reservations, conditions of record, and any claims of persons in possession. I understand that this property may not have a right-of-way to a public road, and I hereby accept this limitation. I understand that I will be notified at the address below of the date the Special Commissioner intends to ask the Court to confirm this sale, and that this Court hearing will be my last opportunity to raise any questions concerning this sale. I understand that this property is offered for sale as-is, with all faults and without any warranty, either expressed or implied, and I confirm that I have satisfied myself as to the property's existence and location prior to the execution of this contract.

I understand that I will be responsible for any real estate taxes on this parcel from the date of sale (October 17, 2024). I further understand that in the event I owe delinquent taxes to or am named as a Defendant in any delinquent tax suit filed by the above-named locality, that this contract shall be voidable and I agree to forfeit any right, title or interest that I may have in the real estate to the next highest bidder as listed in the auction documents.

I understand that if I fail to comply with this Purchaser's Acknowledgement and Contract of Sale, or if the balance of the purchase price is not paid in full within fifteen (15) days of confirmation, I agree to forfeit all amounts paid and pay any charges incurred by the Special Commissioner or the Court in collecting on the delinquent amount, that this real estate may be resold, and that I will be responsible for any deficiency upon resale.

I understand that by bidding, I have entered into a legally binding contract and that I waive all rescission rights. I understand that my bid was immediately binding, irrevocable, and enforceable.

I understand that the former owner(s) of this property may for good cause shown, within ninety (90) days from the entry of the Decree of Confirmation in this matter, petition the Court to have the matter reheard. I understand that title to the property described herein will be taken in the name(s) indicated below and I represent that I have the authority to purchase and title the property in the name(s) shown below.

|                              |                                |
|------------------------------|--------------------------------|
| _____<br><b>Signature</b>    | _____<br><b>Street Address</b> |
| _____<br>Name (please print) | _____<br>City, State, Zip      |
| _____<br>Telephone           | _____<br>E-mail Address        |

Title will be taken in the name of:  
\_\_\_\_\_

**SAMPLE**

Type of Interest:  Tenants in Common  Tenants by Entirety with ROS  Joint Tenants  None

**CERTIFICATION**

It is hereby certified that the above-referenced purchaser has, on this 17th day of October 2024, acknowledged and executed the foregoing Purchaser's Acknowledgment and Contract of Sale. I further certify that the contact information and signature shown above belong to the aforementioned purchaser and are true and correct to the best of my knowledge.

\_\_\_\_\_  
Taxing Authority Consulting Services, P



**Parcel J1: Hasemann Properties, Inc.**  
**Parcel ID No. 014450**  
**Tax Map No. 137-A 86**  
**REDEEMED**

Parcel ID: 014450 HASEMANN PROPERTIES INC

**Owners**

Owner1 HASEMANN PROPERTIES INC  
 Owner2  
 Mailing Address 843 WHITE TAIL BEND  
 Mailing Address2  
 City, State, Zip MANTENO IL 60950

**Parcel**

Tax Map Number 137- A 86  
 Property Address  
 City, State, Zip VA  
 Neighborhood Code MR334000  
 Class Code/Description 5000/Ag/Undeveloped 20-99 Acres  
 Use Code/Description 100/AGRICULTURAL LAND 20-99 ACRES  
 Primary Zoning Code/Desc A1/AGRICULTURAL  
 Restriction Code/Description 1 /  
 Restriction Code/Description 2 /  
 Restriction Code/Description 3 /  
 Land Use Program NO  
 Notes: PB 0757-0134  
 Notes: TOPO -20%  
 Notes:  
 Notes: 3  
 Notes:

**Legal Description**

|                               |          |                                |          |
|-------------------------------|----------|--------------------------------|----------|
| Legal Description 1           | PILOT MT |                                |          |
| Legal Description 2           | PAR IV   |                                |          |
| Tax District Code/Description | MR/RINER | Assessed Land                  | \$35,200 |
| Deeded Acres                  | 22       | Assessed Buildings             | \$0      |
| Deed Book                     | 2020     | Total Assessed Value           | \$35,200 |
| Page                          | 000322   | Land Use Program               | NO       |
|                               |          | Deferred Land Use Amount       | \$0      |
|                               |          | Value After Land Use Deferment | \$0      |
|                               |          | Taxable Type                   | Taxable  |



**Legal Disclaimer:** Non-confidential real estate assessment records are public information under Virginia law, and internet display of non-confidential property information is specifically authorized by Virginia Code 58.1-3122.2. While Montgomery County has worked to ensure that the assessment data contained herein is accurate, the County assumes no liability for any errors, omissions, or inaccuracies in the information provided for any reliance on any maps or data provided herein. Please consult County records for official information.

**Parcel J1: Hasemann Properties, Inc.**  
**Parcel ID No. 006749**  
**Tax Map No. 137-A-12**  
**REDEEMED**

|                   |                                          |
|-------------------|------------------------------------------|
| Parcel ID: 006749 | HASEMANN PROPERTIES INC<br>BIG BRANCH RD |
|-------------------|------------------------------------------|

**Owners**

|                  |                         |
|------------------|-------------------------|
| Owner1           | HASEMANN PROPERTIES INC |
| Owner2           |                         |
| Mailing Address  | 843 WHITE TAIL BEND     |
| Mailing Address2 |                         |
| City, State, Zip | MANTENO IL 60950        |

**Parcel**

|                                |                                              |
|--------------------------------|----------------------------------------------|
| Tax Map Number                 | 137- A 12                                    |
| Property Address               | BIG BRANCH RD                                |
| City, State, Zip               | RINER VA 24149                               |
| Neighborhood Code              | MR334000                                     |
| Class Code/Description         | 2000/Single Family Res Suburban              |
| Use Code/Description           | 501/RES,VACANT LAND,SUBURBAN, 0-19.999 ACRES |
| Primary Zoning Code/Desc       | A1/AGRICULTURAL                              |
| Restriction Code/Description 1 | /                                            |
| Restriction Code/Description 2 | /                                            |
| Restriction Code/Description 3 | /                                            |
| Land Use Program               | NO                                           |
| Notes:                         | PB 0815-0509                                 |
| Notes:                         | VERY STEEP                                   |
| Notes:                         | UNMAPPED                                     |
| Notes:                         | 3                                            |
| Notes:                         |                                              |

**Legal Description**

|                               |            |
|-------------------------------|------------|
| Legal Description 1           | CALFEES MT |
| Legal Description 2           |            |
| Tax District Code/Description | MR/RINER   |
| Deeded Acres                  | 7          |
| Deed Book                     | 2020       |
| Page                          | 000322     |

|                                |          |
|--------------------------------|----------|
| Assessed Land                  | \$11,200 |
| Assessed Buildings             | \$0      |
| Total Assessed Value           | \$11,200 |
| Land Use Program               | NO       |
| Deferred Land Use Amount       | \$0      |
| Value After Land Use Deferment | \$0      |
| Taxable Type                   | Taxable  |

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**Parcel J2: Kelly M. Heslep Heirs  
Parcel ID No. 008614  
Tax Map No. 058-A 61**

Parcel ID: 008614

HESLEP KELLY M HEIRS C/O  
KELLY E HESLEP

**Owners**

|                  |                      |
|------------------|----------------------|
| Owner1           | HESLEP KELLY M HEIRS |
| Owner2           | C/O KELLY E HESLEP   |
| Mailing Address  | 2965 REESEDALE RD    |
| Mailing Address2 |                      |
| City, State, Zip | ELLISTON VA 24087    |

**Parcel**

|                                |                                   |
|--------------------------------|-----------------------------------|
| Tax Map Number                 | 058- A 61                         |
| Property Address               |                                   |
| City, State, Zip               | VA                                |
| Neighborhood Code              | MR317000                          |
| Class Code/Description         | 5000/Ag/Undeveloped 20-99 Acres   |
| Use Code/Description           | 100/AGRICULTURAL LAND 20-99 ACRES |
| Primary Zoning Code/Desc       | A1/AGRICULTURAL                   |
| Restriction Code/Description 1 | /                                 |
| Restriction Code/Description 2 | /                                 |
| Restriction Code/Description 3 | /                                 |
| Land Use Program               | NO                                |
| Notes:                         | 0096-0338                         |
| Notes:                         |                                   |
| Notes:                         |                                   |
| Notes:                         |                                   |
| Notes:                         | 3                                 |
| Notes:                         |                                   |

**Legal Description**

|                                |               |
|--------------------------------|---------------|
| Legal Description 1            | PEDLAR        |
| Legal Description 2            |               |
| Tax District Code/Description  | MS/SHAWSVILLE |
| Deeded Acres                   | 85.69         |
| Deed Book                      | 0096          |
| Page                           | 0338          |
| Assessed Land                  | \$94,300      |
| Assessed Buildings             | \$0           |
| Total Assessed Value           | \$94,300      |
| Land Use Program               | NO            |
| Deferred Land Use Amount       | \$0           |
| Value After Land Use Deferment | \$0           |
| Taxable Type                   | Taxable       |



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**Parcel J3: Rodney C. Lowe**  
**Parcel ID No. 007224**  
**Tax Map No. 121-14**  
**REDEEMED**

Parcel ID: 007224 LOWE RODNEY C  
BARLEY RD

**Owners**

Owner1: LOWE RODNEY C  
 Owner2:  
 Mailing Address: 291 BARLEY RD  
 Mailing Address2:  
 City, State, Zip: RINER VA 24149

**Parcel**

Tax Map Number: 121- 1 4  
 Property Address: BARLEY RD  
 City, State, Zip: RINER VA 24149  
 Neighborhood Code: MR342000  
 Class Code/Description: 2000/Single Family Res Suburban  
 Use Code/Description: 501/RES.VACANT LAND,SUBURBAN, 0-19.999 ACRES  
 Primary Zoning Code/Desc: A1/AGRICULTURAL  
 Restriction Code/Description 1: /  
 Restriction Code/Description 2: /  
 Restriction Code/Description 3: /  
 Land Use Program: NO  
 Notes:  
 Notes: PB 0709-0061  
 Notes: ADJACENT OWNER  
 Notes: STEEP RESIDUAL -10%  
 Notes:

**Legal Description**

|                               |                 |                                |          |
|-------------------------------|-----------------|--------------------------------|----------|
| Legal Description 1           | HICKORY MT SUBD | Assessed Land                  | \$32,900 |
| Legal Description 2           | LOT 4           | Assessed Buildings             | \$0      |
| Tax District Code/Description | MS/SHAWSVILLE   | Total Assessed Value           | \$32,900 |
| Deeded Acres                  | 6.014           | Land Use Program               | NO       |
| Deed Book                     | 2004            | Deferred Land Use Amount       | \$0      |
| Page                          | 011376          | Value After Land Use Deferment | \$0      |
|                               |                 | Taxable Type                   | Taxable  |



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**Parcel J4: Frank E. Lytton, Gladys E. Lytton  
Parcel ID No. 011621  
Tax Map No. 076-A 74**

|                   |                                                      |
|-------------------|------------------------------------------------------|
| Parcel ID: 011621 | LYTTON FRANK E LYTTON<br>GLADYS E<br>3664 CABOOSE RD |
|-------------------|------------------------------------------------------|

**Owners**

|                  |                         |
|------------------|-------------------------|
| Owner1           | LYTTON FRANK E          |
| Owner2           | LYTTON GLADYS E         |
| Mailing Address  | 3664 CABOOSE RD         |
| Mailing Address2 |                         |
| City, State, Zip | CHRISTIANSBURG VA 24073 |

**Parcel**

|                                |                                              |
|--------------------------------|----------------------------------------------|
| Tax Map Number                 | 076- A 74                                    |
| Property Address               | 3664 CABOOSE RD                              |
| City, State, Zip               | CHRISTIANSBURG VA 24073                      |
| Neighborhood Code              | MR332000                                     |
| Class Code/Description         | 2000/Single Family Res Suburban              |
| Use Code/Description           | 501/RES,VACANT LAND,SUBURBAN, 0-19.999 ACRES |
| Primary Zoning Code/Desc       | A1/AGRICULTURAL                              |
| Restriction Code/Description 1 | /                                            |
| Restriction Code/Description 2 | /                                            |
| Restriction Code/Description 3 | /                                            |
| Land Use Program               | NO                                           |
| Notes:                         | POOR CONDITION                               |
| Notes:                         | 2018 DWELLING CLOSE TO ROAD                  |
| Notes:                         |                                              |
| Notes:                         |                                              |
| Notes:                         |                                              |
| Notes:                         | 4                                            |

**Legal Description**

|                               |            |                                |          |
|-------------------------------|------------|--------------------------------|----------|
| Legal Description 1           | CRAB CREEK | Assessed Land                  | \$20,000 |
| Legal Description 2           |            | Assessed Buildings             | \$33,600 |
| Tax District Code/Description | MR/RINER   | Total Assessed Value           | \$53,600 |
| Deeded Acres                  | 1          | Land Use Program               | NO       |
| Deed Book                     | 0172       | Deferred Land Use Amount       | \$0      |
| Page                          | 0059       | Value After Land Use Deferment | \$0      |
|                               |            | Taxable Type                   | Taxable  |



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**Parcel J5: ~~Mona Carmine Womack LE, Wayne Steven Womack, Jr.~~**  
**Parcel ID No. 110458**  
**Tax Map No. 098-A 37E**  
**REDEEMED**

Parcel ID: 110458

WOMACK MONA CARMINE LE  
WOMACK WAYNE STEVEN JR  
1424 BOONE RD

**Owners**

|                  |                        |
|------------------|------------------------|
| Owner1           | WOMACK MONA CARMINE LE |
| Owner2           | WOMACK WAYNE STEVEN JR |
| Mailing Address  | 1388 BOONE RD          |
| Mailing Address2 |                        |
| City, State, Zip | SHAWSVILLE VA 24162    |

**Parcel**

|                                |                                     |
|--------------------------------|-------------------------------------|
| Tax Map Number                 | 098- A 37E                          |
| Property Address               | 1424 BOONE RD                       |
| City, State, Zip               | SHAWSVILLE VA 24162                 |
| Neighborhood Code              | MR344000                            |
| Class Code/Description         | 2000/Single Family Res Suburban     |
| Use Code/Description           | 513/SINGLE FAMILY IMPROVED SUBURBAN |
| Primary Zoning Code/Desc       | A1/AGRICULTURAL                     |
| Restriction Code/Description 1 | /                                   |
| Restriction Code/Description 2 | /                                   |
| Restriction Code/Description 3 | /                                   |
| Land Use Program               | NO                                  |
| Notes:                         | PB 0024-0358                        |
| Notes:                         |                                     |
| Notes:                         |                                     |
| Notes:                         |                                     |
| Notes:                         |                                     |

**Legal Description**

|                                |               |
|--------------------------------|---------------|
| Legal Description 1            | BONERS RUN    |
| Legal Description 2            | TRACT 1A      |
| Tax District Code/Description  | MS/SHAWSVILLE |
| Deeded Acres                   | 1.537         |
| Deed Book                      | 2008          |
| Page                           | 000487        |
| Assessed Land                  | \$27,700      |
| Assessed Buildings             | \$39,800      |
| Total Assessed Value           | \$67,500      |
| Land Use Program               | NO            |
| Deferred Land Use Amount       | \$0           |
| Value After Land Use Deferment | \$0           |
| Taxable Type                   | Taxable       |



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**Parcel J6: Mona Carmine Womack LE, Wayne Steven Womack, Jr.**  
**Parcel ID No. 021240**  
**Tax Map No. 098-A-37**  
**REDEEMED**

Parcel ID: 021240 WOMACK MONA CARMINE LE  
WOMACK WAYNE STEVEN JR  
BOONE RD

**Owners**

Owner1 WOMACK MONA CARMINE LE  
Owner2 WOMACK WAYNE STEVEN JR  
Mailing Address 1388 BOONE RD  
Mailing Address2  
City, State, Zip SHAWSVILLE VA 24162

**Parcel**

|                                |                                         |                                |           |
|--------------------------------|-----------------------------------------|--------------------------------|-----------|
| Tax Map Number                 | 098- A 37                               | Assessed Land                  | \$124,600 |
| Property Address               | BOONE RD                                | Assessed Buildings             | \$1,500   |
| City, State, Zip               | SHAWSVILLE VA 24162                     | Total Assessed Value           | \$126,100 |
| Neighborhood Code              | MR344000                                | Land Use Program               | NO        |
| Class Code/Description         | 5000/Ag/Undeveloped 20-99 Acres         | Deferred Land Use Amount       | \$0       |
| Use Code/Description           | 100/AGRICULTURAL LAND 20-99 ACRES       | Value After Land Use Deferment | \$0       |
| Primary Zoning Code/Desc       | A1/AGRICULTURAL                         | Taxable Type                   | Taxable   |
| Restriction Code/Description 1 | /                                       |                                |           |
| Restriction Code/Description 2 | /                                       |                                |           |
| Restriction Code/Description 3 | /                                       |                                |           |
| Land Use Program               | NO                                      |                                |           |
| Notes:                         | PB 0024-0358                            |                                |           |
| Notes:                         | VACANT, WOODED LAND/2017-OLD CABIN POOR |                                |           |
| Notes:                         | 60% TIMBERED IN 2012                    |                                |           |
| Notes:                         | 3                                       |                                |           |
| Notes:                         |                                         |                                |           |

**Legal Description**

Legal Description 1 BONERS RUN  
Legal Description 2 TRACT 1B  
Tax District Code/Description MS/SHAWSVILLE  
Deeded Acres 66.459  
Deed Book 2008  
Page 000487



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