OWNERSHIP 1010968 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
SULLIVAN EDWARD RANDALL	SR 1903	SOUTH WEST	453300829107	1
	S/F 22507		RECORD NUMBER: 100792	
952 COBB RD		COUNTY/SOUTHWOOD FIRE	ROUTE 4000	
KINSTON NC 28501			LISTER: LNLENGLISH 5012023	
DEED: 1873 830	952 COBB RD		REVIEW:	

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                 +---10---+
                 8        8
                 :        C
+---------------40+--------+-----+
:                                :
:                                :
:                                :
:                                :
:                                :
2                                2
6                                6
:                                :
:                                :
:                                :
:                                :
:                                :
A                                :
+---------------40----------+----+
                            B    3
                            3-7--+
```

TOPO	STREET	UTILITY	ZONING	.590 ACRES	NBHD
					0071

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	13IBS-PAVED	.59AC	16000	1.42	1.00	1.00	22719	13404

LAND VALUE: 13404

#	OTHER FEAT	SIZE	BASERATE	*SIZ%=	ADJRATE*	UNITS	*QGR%	-COND%	=OFB-VALU
		*							
		*							
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONC-BLK	ASBESTOS	GAS-PACK	COMPSHNG	1.00STHT	
CONIWALL				'WALL	
				2 BDRM	

AGR - IMP D AYB 1956 EYB 1995

DIMENSIONS: A-DU26DR40DD26DL40 B-MR33DD3DR7DU3DL7 C-MR33MR7MU26ML8DU8DL10DD8DR10

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG RCN	-DEPR%-CND%=	FMV
A	31 OFC LCST	1040	1.00	64.71	.9924		64.218	1040	1.00	66786				
	3111 GAS-PACK			3.15			3.150	1040		3276				
	3115 ASBESTOS							1040						
B	81 PORCH	21	1.00	31.91	.8101		25.850	21	1.00	542				
C	82 PORCH-EN	80	1.00	66.03	.5837		38.541	80	1.00	3083				

HSF: 1040.00 %COMP: 100 RPCN: 73687 .86 63370 - .35- = 39131

MKT 95.00 STRUCTURE VALUE: 60.93 QGRCN/HSF 37.62 FMV/HSF 39131

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE	52535
LAND			13404	13404	100%	WD		22718LV/AC		
OTHERFEAT					%	01032020				
STRUCTURE			39131	39131	100%	1873-830		TV/HSF		
TOTAL			52535	52535	100%	58000	0090%	SP/HSF		
									APPRAISED-VALUE:	52535