

+OWNERSHIP 1006576 2024 1/04/2024  
 MUHAMMAD ALEXANDER ALLAH

PROPERTY DESCRIPTION  
 2924 GRAINGER STATION RD  
 2924 GRAINGER STATION RD

TAX SUBDIVISIONS  
 CONTENTNEA NECK  
 COUNTY/HUGO FIRE

MAP NUMBER CARD NO  
 454703331158 1  
 RECORD NUMBER: 1031  
 ROUTE 3025000  
 LISTER: LNLEGLISH 5012023  
 REVIEW:

2924 GRAINGER STATION RD  
 KINSTON NC 28501  
 DEED: 1833 350

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+---14---+
+-----+43-----+
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:
1          :
4          :
:
+---11--+ 2+
:
:
:
2          :
7          :
:
:
A          :
+-----30-----+
B          :
7          :
+-----30-----+
  
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2924 GRAINGER STATION RD  
 TOPO STREET UTILITY ZONING .730 ACRES NBHD  
 0026

NOTES:

#	LAND CLASS	SIZE	*RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	13GBS-PAVED	.73AC	14000	1.28	1.00	1.00	17919 13081

LAND VALUE: 13081

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	21CBLDGS-NV	1*	1			1	1.00	.01	

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
CONC-BLK	VINYL	FWA/CAC	COMP SHNG	1.00STHT	
CONIWALL				3 BDRM	1.00LFUF

RES - IMP D AYB 1929 EYB 1962

DIMENSIONS: A-DU27DL11DU14DR43DD14DL2DD27DL30 B-DD7DR30DU7DL30 C-MU27ML11MU14MR16DU6DR14DD6DL14

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	01 SINGLE F	1412	1.00	79.84	.8544		68.215	1412	1.00	96319				
	0112 FWA/CAC			2.00			2.000	1412		2824				
	0102 VINYL							1412						
	1.00 FULL BTH			3000.00			3000.000			3000				
	1.00 FP			3000.00			3000.000			3000				
B	81 PORCH	210	1.00	31.91	.6658		21.245	210	1.00	4461				
C	81 PORCH	84	1.00	31.91	.7271		23.201	84	1.00	1948				
	HSF:			1412.00			%COMP: 100			111552	.86	95934	-.55-	43171
	STRUCTURE VALUE:							67.94		OGRCN/HSF		30.57	FMV/HSF	43171

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	13081	13081	100%	WD		56252
OTHERFEAT			%	07022018		
STRUCTURE	43171	43171	100%	1833-350		
TOTAL	56252	56252	100%	42500	0132%	

APPRaised-VALUE: 56252