

+OWNERSHIP 1007387 2024 1/04/2024  
 MOONRIDGE PROPERTIES LLC

PROPERTY DESCRIPTION  
 1102 CANDLEWOOD DRIVE  
 1102 CANDLEWOOD DR

TAX SUBDIVISIONS  
 KINSTON  
 COUNTY/CITY OF KINSTON

MAP NUMBER 452615636829  
 RECORD NUMBER: 10788  
 ROUTE 15100000  
 LISTER: LNLEGLISH 5012023  
 CARD NO 1  
 REVIEW:

P O BOX 5622  
 KINSTON NC 28503  
 DEED: 1841 376

1102 CANDLEWOOD DR

+-13--+  
 : +5-+  
 : : 5  
 : 2D5-+  
 : 0  
 : : +55  
 : : 5 C  
 4 +-----25-----+  
 7 :  
 : :  
 : :  
 : : 2  
 : : 7  
 : :  
 : :  
 A :  
 +---16---3 +---18---+  
 +-4B 4  
 44+

TOPO	STREET	UTILITY	ZONING	ACRES	NBHD
			RA6	.250	0202

#	LAND CLASS	SIZE	*RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	1L LOT	1.00LT	5000		1.00	1.00	5000

LAND VALUE: 5000

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	01CDETGAR-F	1*	19.11			1	1.00	.01	500

OTHER VALUE: 500

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	VINYL	FWA/CAC	COMPSHNG	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	

RES - IMP D AYB 1953 EYB  
 DIMENSIONS: A-DU47DR13DD20DR25DD27DL18DD3DL4DU3DL16 B-MR16MD3MR4MU3DD4DR4DU4DL4 C-MR20MR18MU27ML3DU5DL5DD5  
 DR5 D-MU27MR35ML22MU10DR5DU5DL5DD5

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1298	1.00	79.84	.8714		69.572	1298	1.00	90304					
	0112 FWA/CAC			2.00			2.000	1298		2596					
	0102 VINYL							1298							
	1.00 FULL BTH			3000.00			3000.000			3000					
	1.00 HALF BTH			1800.00			1800.000			1800					
B	81 PORCH	16	1.00	31.91	.8101		25.850	16	1.00	413					
C	81 PORCH	25	1.00	31.91	.8101		25.850	25	1.00	646					
D	81 PORCH	25	1.00	31.91	.8101		25.850	25	1.00	646					
				HSF:	1298.00	%COMP: 100	RPCN:	99405	.86	85488	-.64-	=	19235		
				MKT	62.50	STRUCTURE VALUE:	65.86	OGRCN/HSF	14.81	FMV/HSF			19235		

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	5000	5000	100%	WD		20000LV/AC
OTHERFEAT	500	500	100%	10162018		
STRUCTURE	19235	19235	100%	1841-376		TV/HSF
TOTAL	24735	24735	100%	510000	0004%	SP/HSF

APPRAISED-VALUE: 24735