OWNERSHIP 1008392 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
COBB CLYDE T	1311 E SHINE STREET	KINSTON	452520900848	1
	1311 E SHINE ST		RECORD NUMBER: 11464	
PO BOX 43911		COUNTY/CITY OF KINSTON	ROUTE 20465000	
FAYETTEVILLE NC 28309			LISTER: LNLENGLISH 5012023	
DEED: 1851 47	1311 E SHINE ST		REVIEW:	

```
         +-----20-----+
         D            6
+--9-+-5-+-----20-----+
5    5   E            :
+C-9-+   8            8
:        +-----20-----+
:                     :
:                     :
:                     :
3                     :
2                     2
:                     9
:                     :
:                     :
:                     :
A                     :
+--8-+---13--+---13---+
B    5
5-8--+
```

TOPO	STREET	UTILITY	ZONING	.140 ACRES	NBHD
100YR-FZ			RA5		0205
			NOTES:		

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	1H LOT	1.00LT	3000		1.00	.90	2700

LAND VALUE: 2700

#	OTHER FEAT	SIZE	BASERATE	*SIZ%=	ADJRATE*	UNITS	*QGR%	-COND%	=OFB-VALU
2	21CBLDGS-NV	*				1	1.00	.01	

OTHER VALUE:

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

RES - IMP E AYB 1959 EYB 1937

DIMENSIONS: A-DU32DR9DU5DR5DD8DR20DD29DL13DD2DL13DU2DL8 B-DD5DR8DU5DL8 C-MU32DR9DU5DL9DD5 D-MU32MR14MU11DD6DR 20DU6DL20 E-MU43MR14MD6DD8DR20DU8DL20

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG	RCN	-DEPR%	-CND%=	FMV
A	01 SINGLE F	1079	1.00	79.84	.8906		71.105	1079	1.00	76722						
	0111 GAS-PACK			2.00			2.000	1079		2158						
	0109 CONBLOCK			2.00-			2.000-	1079		2158-						
	1.00 FULL BTH			3000.00			3000.000			3000						
	1.00 FP			3000.00			3000.000			3000						
B	83 STOOP	40	1.00	14.32	.7695		11.019	40	1.00	440						
C	01 SINGLE F	45	1.00	79.84	.8906		71.105	45	1.00	3199						
	0111 GAS-PACK			2.00			2.000	45		90						
	0109 CONBLOCK			2.00-			2.000-	45		90-						
D	85 PATIO-BR	120	1.00	7.50	1.0000		7.500	120	1.00	900						
E	81 PORCH	160	1.00	31.91	.6921		22.084	160	1.00	3533						

HSF: 1124.00 %COMP: 100 RPCN: 90794 .76 69003 - .80- = 11661

MKT 84.50 STRUCTURE VALUE: 61.39 QGRCN/HSF 10.37 FMV/HSF 11661

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE 14361
LAND			2700	2700	100%	WD		19285LV/AC	
OTHERFEAT					%	03072019			
STRUCTURE			11661	11661	100%	1851- 47		TV/HSF	
TOTAL			14361	14361	100%	3000	0478%	SP/HSF	

APPRAISED-VALUE: 14361