

+OWNERSHIP 1007466  
LAWSON SAMUEL

2024 1/04/2024

PROPERTY DESCRIPTION  
1600 QUEENS ROAD  
1600 QUEENS RD

TAX SUBDIVISIONS  
KINSTON  
COUNTY/CITY OF KINSTON

MAP NUMBER  
452506298357  
RECORD NUMBER: 11865  
ROUTE 6220000  
LISTER: LNLEGLISH 5012023  
CARD NO  
1

32 KATY CIRCLE  
RANDOLPH MA 02368  
DEED: 1843 271

1600 QUEENS RD

+-15---+11+-12+  
++24---G H 6  
1 :11+12-+  
8 :  
6+ 3  
6: 7  
E+ :  
3 :  
4 +-16-+  
: 1  
: 5  
4+----34----D+  
23 : 7  
B +  
A 1  
--14-+ 9  
7 :  
C---21---+

TOPO	STREET	UTILITY	ZONING	.250 ACRES	NBHD
			RA6		0225

#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
1	1V LOT	1.00LT	10000	1.00 1.00	10000

LAND VALUE:					10000
#	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
BRICK	BR+FRAME	HEATPUMP	COMP SHNG	2.00STHT	
CONIWALL	BR+FRAME	HEATPUMP		'WALL	
	BR+FRAME	HEATPUMP		3 BDRM	

RES - IMP D AYB 1955 EYB 1977  
DIMENSIONS: A-DU17DR3DU2DR34DD7DL2DD19DL21DU7DL14 B-DU17DR3DU2DL4DD20DR14DD7DR24DU20DL2DD19DL21DU7DL14 C-MU  
17MR3MU2ML4MD20MR14MD7MR1DD3DR9DU3DL9 D-MD8MR14MR23MU27DL34DU34DL6DU18DR24DD37DR16DD15 E-MU19MR  
37ML34MU28DL6DU6DR6DD6 F-MU47MR3ML6MU24MR9DU7DR15DD7DL15 G-MU71MR6MU7MR15DD16DR11DU16DL11 H-MU78MR

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT% =	ADJRATE*	AREA*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	820	2.00	79.84	.7693		61.420	1640 .95	95692				
	0110 HEATPUMP			2.00			2.000	820	1640				
	0104 BR+FRAME			1.50			1.500	820	1230				
	4.00 FULL BTH			3000.00			3000.000		12000				
	1.00 FP			3000.00			3000.000		3000				
B	01 SINGLE F	108	1.00	79.84	.7693		61.420	108 1.00	6633				
	0110 HEATPUMP			2.00			2.000	108	216				
	0104 BR+FRAME			1.50			1.500	108	162				
C	81 PORCH	27	1.00	31.91	.8101		25.850	27 1.00	697				
D	01 SINGLE F	1284	1.00	79.84	.7693		61.420	1284 1.00	78863				
	0110 HEATPUMP			2.00			2.000	1284	2568				
	0104 BR+FRAME			1.50			1.500	1284	1926				
E	81 PORCH	36	1.00	31.91	.8101		25.850	36 1.00	930				
F	77 UTILITY	105	1.00	27.50	1.0000		27.500	105 1.00	2887				
G	81 PORCH	176	1.00	31.91	.6658		21.245	176 1.00	3739				
H	78 UTILITYB	192	1.00	28.50	1.0000		28.500	192 1.00	5472				

HSF: 3032.00 %COMP: 100 RPCN: 217655 .86 187183 - .40- .08= 69745  
MKT 67.50 STRUCTURE VALUE: 61.73 QGRCN/HSF 23.00 FMV/HSF 69745

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	GD		40000LV/AC
OTHERFEAT			%	11072018		
STRUCTURE	69745	69745	100%	1843-271		TV/HSF
TOTAL	79745	79745	100%		0000%	SP/HSF

APPRAISED-VALUE: 79745