OWNERSHIP 1012172 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
REYNOLDS HEATHER LYNN	2104 MARSHA AVENUE	KINSTON	452618417927	1
	2104 MARSHA AV		RECORD NUMBER: 12239	
2104 MARSHA AVE		COUNTY/CITY OF KINSTON	ROUTE 18058000	
KINSTON NC 28501			LISTER: LNLENGLISH 5012023	
DEED: 1894 553	2104 MARSHA AV		REVIEW:	

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+----------------37-----------------+
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2                                   2
5                                   5
:                                   +---8---+
:                                   :       :
:                                   :       1
:                                   :       0
:                                   :       :
A                                   C       :
+-----------------37----------------+---8---+
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TOPO	STREET	UTILITY	ZONING	.230 ACRES	NBHD
			RA6		0202
			NOTES:		

#	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	*QGR%	-COND%=OFB-VALU
		*						
		*						
		*						
		*						
		*						
		*						
		*						

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - RESIDENTIAL - STD
CONC-BLK	BR+VINYL	CENTHEAT	METAL	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	

RES - IMP D AYB 1953 EYB 1957

DIMENSIONS: A-DU25DR37DD25DL37 C-MR37DU10DR8DD10DL8

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	925	1.00	79.84	.9217		73.588	925	1.00	68068				
	0107 CENTHEAT			1.00			1.000	925		925				
	0105 BR+VINYL			1.50			1.500	925		1387				
	1.00 FULL BTH			3000.00			3000.000			3000				
C	81 PORCH	80		31.91	.7271		23.201	80		1856				
			HSF:	925.00		%COMP: 100			RPCN:	75237	.86	64703 - .60-	=	16176
			MKT	62.50										

STRUCTURE VALUE: 69.94 QGRCN/HSF 17.48 FMV/HSF 16176

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE	21176
LAND			5000	5000	100%	WD		21739LV/AC		
OTHERFEAT					%	09302020				
STRUCTURE			16176	16176	100%	1894-553		TV/HSF		
TOTAL			21176	21176	100%	30000	0070%	SP/HSF		
									APPRAISED-VALUE:	21176