

+OWNERSHIP 34214 2024 1/04/2024  
 STAHL CHRISTOPHER D & KAREN D

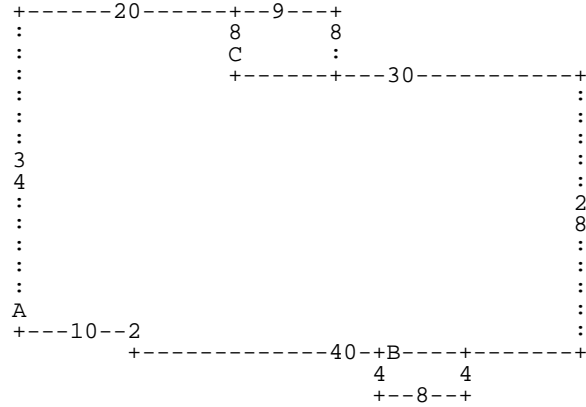
PROPERTY DESCRIPTION  
 706 PARROTT AVE LOT 27K  
 706 PARROTT AV

TAX SUBDIVISIONS  
 KINSTON  
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO  
 452617008773 1  
 RECORD NUMBER: 12455  
 ROUTE 17199000  
 LISTER: LNLEGLISH 5012023  
 REVIEW:

706 PARROTT AVE  
 KINSTON NC 28501  
 DEED: 1604 185

706 PARROTT AV



TOPO	STREET	UTILITY	ZONING	ACRES	NBHD
			RA6	.250	0225

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

#	OTHER FEAT	SIZE	BASERATE	*SIZ%	ADJRATE*	UNITS	*OGR%	-COND%	=OFB-VALU
60	01CDETGAR-F	1*	19.11			1	1.00	.01	3500

OTHER VALUE:									
LAND VALUE: 10000									
OTHER VALUE: 3500									

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

RES - IMP D AYB 1952 EYB 1977

DIMENSIONS: A-DU34DR20DD8DR30DD28DL40DU2DL10 B-MR32MD2DR8DD4DL8DU4 C-MD2MR32ML12MU28DU8DR9DD8DL9

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%	= ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1540	1.00	79.84	.8444		67.416	1540	1.00	103820				
	0112 FWA/CAC			2.00			2.000	1540		3080				
	0102 VINYL							1540						
	1.00 FULL BTH			3000.00			3000.000			3000				
	1.00 HALF BTH			1800.00			1800.000			1800				
B	81 PORCH	32	1.00	31.91	.8101		25.850	32	1.00	827				
C	82 PORCH-EN	72	1.00	66.03	.5837		38.541	72	1.00	2774				
			HSF:	1540.00			%COMP: 100			115301	.86	99158	-.40-	= 40159
			MKT	67.50			STRUCTURE VALUE:			64.38	OGRCN/HSF	26.07	FMV/HSF	40159

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	UNK		40000LV/AC
OTHERFEAT	3500	3500	100%	06012010		
STRUCTURE	40159	40159	100%	1604 -0185		TV/HSF
TOTAL	53659	53659	100%	75000	0071%	SP/HSF

APPRAISED-VALUE: 53659