

+OWNERSHIP 1015698 2024 1/04/2024
 MARTINEZ PATRICIA VALENCIA

PROPERTY DESCRIPTION
 405 W HIGHLAND AV
 2 UNITS THIS BLDG/2BR/1 B

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER 452505283416
 CARD NO 2
 RECORD NUMBER: 13189
 ROUTE 5329000
 LISTER: LNLEGLISH 5012023
 REVIEW:

4904 FALLBROOK CIRCLE
 RALEIGH NC 27604
 DEED: 1948 311

405 W HIGHLAND AV

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+-----28-----+
:                 :
:                 :
2                 2
4                 4
:                 :
B                 :
+-----28-----+
  4-----19-----+
+-7--+          42
:                 :
1                 1
6                 6
:                 :
A                 :
+-----28-----+
  
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TOPO	STREET	UTILITY	ZONING	.260 ACRES	NBHD
			RA6		0232

#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
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LAND VALUE: 8000

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE	BRICK	FWA/CAC	LAMSHNGL	1.00STHT	
PIERS	VINYL			'WALL	
				1 BDRM	

RES - IMP C AYB 1996 EYB
 DIMENSIONS: A-DU16DR7DU4DR19DD4DR2DD16DL28 B-MU30DU24DR28DD24DL28

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	03 LIV AREA	524	1.00	52.06	.7425		38.654	524	1.00	20254					
	0312 FWA/CAC			2.00			2.000	524		1048					
	0303 BRICK			1.00			1.000	524		524					
	1.00 FULL BTH			3000.00			3000.000			3000					
B	75 GAR FINF	672	1.00	29.97	.7090		21.248	672	1.00	14278					
			HSF:	524.00			%COMP: 100			39104	1.00	39104	- .32-	=	26591
							STRUCTURE VALUE:			74.62	QGRCN/HSF		50.74	FMV/HSF	26591

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	8000	8000	100%	WD		89043
OTHERFEAT				03042022		30769LV/AC
STRUCTURE	81043	81043	100%	1948-311		TV/HSF
TOTAL	89043	89043	100%	207500	0042%	SP/HSF
						APPRaised-VALUE: 89043