

+OWNERSHIP 1015412 2024 1/04/2024  
ROUSE KIMBERLY JOYCE

PROPERTY DESCRIPTION  
2023 EASTRIDGE CIRCLE

TAX SUBDIVISIONS  
KINSTON  
COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO  
453513042301 1  
RECORD NUMBER: 13397  
ROUTE 13128000  
LISTER: LNLEGLISH 5012023  
REVIEW:

2023 EASTRIDGE CR  
KINSTON NC 28501  
DEED: 1942 620

2023 EASTRIDGE CR

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+-11-+
 1 4
 4 F
+58--15-+-----42-----+
8 E 8 :
+D+--15--+ :
: :
: 3
2 6
6 +---20---+ :
: 1B--20---1 :
A 0 2 :
3+C---22-+ +---20-+ :
G: :
2 2
2 2
: :
+---22-+

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TOPO	STREET	UTILITY	ZONING	.290 ACRES	NBHD
			RA8		0216

#	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	27CSTGBLD	1* 1	10.00			1	1.00	.01	500

OTHER VALUE:		500			
FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	WOOD	HEATPUMP	COMP SHNG	1.00STHT	
CONIWALL	WOOD	HEATPUMP		'WALL	
	WOOD	HEATPUMP		5 BDRM	

RES - IMP C AYB 1977 EYB 1967

DIMENSIONS: A-DU26DR20DU8DR42DD36DL20DU12DL20DD10DL22 B-MR22MU6DR20DU4DL20DD4 C-MU6MR22ML22MD6DR22DD22DL22DU  
22 D-MU26DR5DU8DL5DD8 E-MU26MR5DU8DR15DD8DL15 F-MU26MR5MU8MR20DU14DL11DD14DR11 G-MU34MR25ML25MD38DL  
4DU3DR4DD3

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1788	1.00	79.84	.7965		63.592	1788	1.00	113702					
	0110 HEATPUMP			2.00			2.000	1788		3576					
	0101 WOOD							1788							
	2.00 FULL BTH			3000.00			3000.000			6000					
	1.00 FP			3000.00			3000.000			3000					
	1.00 HALF BTH			1800.00			1800.000			1800					
B	81 PORCH	80	1.00	31.91	.7271		23.201	80	1.00	1856					
C	02 SEMI-FIN	484	1.00	34.97	.7278		25.451	484	1.00	12318					
	0210 HEATPUMP			2.00			2.000	484		968					
	0201 WOOD							484							
D	77 UTILITY	40	1.00	27.50	1.0000		27.500	40	1.00	1100					
E	01 SINGLE F	120	1.00	79.84	.7965		63.592	120	1.00	7631					
	0110 HEATPUMP			2.00			2.000	120		240					
	0101 WOOD							120							
F	84 WOOD DEC	154	1.00	23.27	.5479		12.749	154	1.00	1963					
G	83 STOOP	12	1.00	14.32	1.0000		14.320	12	1.00	171					

HSF: 2392.00 %COMP: 100 RPCN: 154325 1.00 154325 - .50- = 57872  
MKT 75.00 STRUCTURE VALUE: 64.51 OGRCN/HSF 24.19 FMV/HSF 57872

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	WD		34482LV/AC
OTHERFEAT	500	500	100%	01112022		
STRUCTURE	57872	57872	100%	1942-620		TV/HSF
TOTAL	68372	68372	100%	136000	0050%	SP/HSF

APPRAISED-VALUE: 68372