OWNERSHIP 1018400 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
SOUTHSIDE PROPERTIES LLC	1419 MCADOO STREET	KINSTON	452506491675	1
	1419 MCADOO ST		RECORD NUMBER: 13453	
2972 SARGETT BROWN RD		COUNTY/CITY OF KINSTON	ROUTE 6134000	
DEEP RUN NC 28525			LISTER: LNHCOOKE 4242023	
DEED: 1981 828	1419 MCADOO ST		REVIEW:	

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+---------------36---------------+
:                                :
:                                :
:                                :
:                                :
:                                :
2                                2
6                                6
:                                :
:                                :
:                                :
:                                :
:                                :
A                                :
+-----------+----36---------------+
            B     :
            6     6
            :     :
            +--7--+
```

TOPO	STREET	UTILITY	ZONING	.140 ACRES	NBHD
			RA6		0204
			NOTES:		

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	1Q LOT	.90LT	7500		1.00	1.00	7500	6750

LAND VALUE: 6750

#	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	VINYL	SPACEHTR	METAL	1.00STHT	
CONIWALL				'WALL	
				2 BDRM	

RES - IMP E AYB 1901 EYB 1957

DIMENSIONS: A-DU26DR36DD26DL36 B-MR12DD6DR7DU6DL7

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	%STY=	COST	QG%	QG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	936	1.00	79.84	.9217		73.588	936	1.00	68878				
	0106 SPACEHTR							936						
	0102 VINYL							936						
	1.00 FULL BTH			3000.00			3000.000			3000				
	1.00 FP			3000.00			3000.000			3000				
B	81 PORCH	42	1.00	31.91	.8101		25.850	42	1.00	1085				

HSF: 936.00 %COMP: 100 RPCN: 75963 .76 57731 - .60- = 15010

MKT 65.00 STRUCTURE VALUE: 61.67 QGRCN/HSF 16.03 FMV/HSF 15010

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE 21760
LAND	6750	6750	100%	WD		48214LV/AC
OTHERFEAT			%	02172023		
STRUCTURE	15010	15010	100%	1981-828		TV/HSF
TOTAL	21760	21760	100%	150000	0014%	SP/HSF

APPRAISED-VALUE: 21760