

+OWNERSHIP 1010205 2024 1/04/2024
 SOWERS VERNON

PROPERTY DESCRIPTION
 1109 CANDLEWOOD DR
 1109 CANDLEWOOD DR

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
 452615646199 1
 RECORD NUMBER: 13470
 ROUTE 15082000
 LISTER: LNLEGLISH 5012023
 REVIEW:

2038 TULLS RD
 GREENVILLE NC 27858
 DEED: 1875 264

1109 CANDLEWOOD DR

```

+-----28-----+
1                1
2                2
:                D5--+
+C-----39-----+
:                :
:                :
:                :
2                2
8                8
:                :
:                :
A                :
+---12--2        +---10---+
      +---+17-----2
      B    4
      4-6--+
  
```

TOPO	STREET	UTILITY	ZONING	.250 ACRES	NBHD
			RA6		0202

#	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	*OGR%*	COND%*	OFB-VALU
60	21CBLDGS-NV	1*	1			1	1.00	.01	

OTHER VALUE:

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

RES - IMP D AYB 1954 EYB 1957
 DIMENSIONS: A-DU28DR39DD28DL10DD2DL17DU2DL12 B-MR12MD2DD4DR6DU4DL6 C-MD2MR12ML12MU30DR28DU12DL28DD12 D-MU28M

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1126	1.00	79.84	.8906		71.105	1126	1.00	80064					
	0111 GAS-PACK			2.00			2.000	1126		2252					
	0115 ASBESTOS			1.00-			1.000-	1126		1126-					
	1.00 FULL BTH			3000.00			3000.000			3000					
B	83 STOOP	24	1.00	14.32	.7695		11.019	24	1.00	264					
C	88 CONCRETE	336	1.00	4.25	.9642		4.097	336	1.00	1376					
D	83 STOOP	20	1.00	14.32	1.0000		14.320	20	1.00	286					
				HSF:	1126.00		%COMP: 100	RPCN:		86116	.86	74059	-.60-	=	18515
				MKT	62.50	STRUCTURE VALUE:			65.77	OGRCN/HSF		16.44	FMV/HSF		18515

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	5000	5000	100%	WD		20000LV/AC
OTHERFEAT			%	01232020		
STRUCTURE	18515	18515	100%	1875-264		TV/HSF
TOTAL	23515	23515	100%	26000	0090%	SP/HSF

APPRaised-VALUE: 23515