

+OWNERSHIP 1019892      2024 1/04/2024  
 CUTTINO KACHES HASSONE

PROPERTY DESCRIPTION  
 209 E GRAINGER AVENUE  
 L69900 / 2009

TAX SUBDIVISIONS  
 KINSTON  
 COUNTY/CITY OF KINSTON

MAP NUMBER      CARD NO  
 452548453956      1  
 RECORD NUMBER: 13672  
 ROUTE 48071000  
 LISTER: LNI BRASW      8182023  
 REVIEW:

209 E GRAINGER AVE  
 KINSTON NC 28501  
 DEED: 1997 460

209 E GRAINGER AV

+----20----+  
 8            8  
 +C---20---+  
 :            6  
 :            +-10-+  
 :            :  
 :            :  
 4            :  
 0            :  
 :            3  
 :            8  
 :            :  
 :            :  
 A            :  
 +-14--4    +  
 B            +----16---+  
 1            :  
 1            7  
 +-----26-----+

TOPO	STREET	UTILITY	ZONING	.160 ACRES	NBHD
					0207

NOTES:01 GAS PACK FOR 2003

#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
1	LN LOT	1.00LT	6000	1.00 1.00	6000

LAND VALUE:      6000

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

OTHER VALUE:

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

RES - IMP      D      AYB 1903 EYB 1952  
 DIMENSIONS: A-DU40DR20DD6DR10DD38DL16DU4DL14 B-MR2DD11DR26DU7DL14DU4DL12 C-MR2ML2MU40DR20DU8DL20DD8

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1204	1.00	79.84	.8595		68.622	1204	1.00	82620				
	0111 GAS-PACK			2.00			2.000	1204		2408				
	0102 VINYL							1204						
	2.00 FULL BTH			3000.00			3000.000			6000				
B	81 PORCH	230	1.00	31.91	.6654		21.232	230	1.00	4883				
C	05 SOLARIUM	160	1.00	64.13	.5442		34.899	160	1.00	5583				
	0511 GAS-PACK			2.00			2.000	160		320				
			HSF:	1364.00		%COMP: 100		RPCN:	101814	.86	87560	-.65-	=	18387
			MKT	60.00		STRUCTURE VALUE:			64.19	OGRCN/HSF	13.48	FMV/HSF		18387

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	6000	6000	100%	WD		37500LV/AC
OTHERFEAT			%	08142023		
STRUCTURE	18387	18387	100%	1997-460		TV/HSF
TOTAL	24387	24387	100%	25000	0097%	SP/HSF

APPRAISED-VALUE:      24387