

+OWNERSHIP 1008362 2024 1/04/2024
 ALAS CATILINO ROMERO HEIRS
 MEZA NORMA FATIMA TURCIOS
 100 ELLEN LANE #61
 NEWTON GROVE NC 28366
 DEED: 1850 847

PROPERTY DESCRIPTION
 105 S MELVIN STREET
 105 S MELVIN ST
 105 S MELVIN ST

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
 452520827452 1
 RECORD NUMBER: 13801
 ROUTE 20595000
 LISTER: LNLEGLISH 5012023
 REVIEW:

+---10---+
 +----+22-----+
 :
 : 1
 : 3
 :
 : +-6-+
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 4 :
 1 :
 : 2
 : 4
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 :
 : +----16-----+
 A B 6
 +--12--4
 +----15-----+

TOPO	STREET	UTILITY	ZONING	.150 ACRES		NBHD	
100YR-FZ			RA6			0213	
NOTES:							
#	LAND CLASS	SIZE	*RATE	*SIZ%*	DPT%*	ADJ%*	=LND-VALUE
1	1L LOT	1.00LT	5000		1.00	.90	4500 4500
LAND VALUE:							4500
#	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
CONC-BLK	CONBLOCK	SPACEHTR	COMP SHNG	1.00STHT	
CONIWALL	RPWINDOW			'WALL	
				2 BDRM	

RES - IMP E AYB 1951 EYB 1937
 DIMENSIONS: A-DU41DR22DD13DR6DD24DL16DD4DL12 B-MR12DU4DR15DD6DL15DU2 C-MR12ML3MU41DU5DR10DD5DL10

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1006	1.00	79.84	.9052		72.271	1006	1.00	72704				
	0106 SPACEHTR							1006						
	0109 CONBLOCK			2.00-			2.000-	1006		2012-				
	1.00 FULL BTH			3000.00			3000.000			3000				
B	81 PORCH	90	1.00	31.91	.7271		23.201	90	1.00	2088				
C	83 STOOP	50	1.00	14.32	.7695		11.019	50	1.00	550				
			HSF:	1006.00		%COMP: 100		RPCN:		76330 .76		58010 - .80-	=	8353
			MKT	72.00		STRUCTURE VALUE:		57.66	OGRCN/HSF			8.30	FMV/HSF	8353

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	4500	4500	100%	WD		12853
OTHERFEAT			%	03062019		30000LV/AC
STRUCTURE	8353	8353	100%	1850-847		TV/HSF
TOTAL	12853	12853	100%	8000	0160%	SP/HSF
APPRaised-VALUE:						12853