

+OWNERSHIP 1004977  
P2NC LLC

2024 1/04/2024

PROPERTY DESCRIPTION  
412/414/416 N QUEEN ST  
KING LAW FIRM

TAX SUBDIVISIONS  
KINSTON  
CNTY/CTY KINSTON/MUNI SVC

MAP NUMBER  
452555344224  
RECORD NUMBER: 13857  
ROUTE 55043000  
LISTER: LNLEGLISH 5012023  
REVIEW:

414 N QUEEN STREET  
KINSTON NC 28501  
DEED: 1826 224

412/414/416 N QUEEN ST

+-----65-----+  
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2  
7  
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+A-----24-----+-----21-----+-----20-----+

TOPO	STREET	UTILITY	ZONING	.200 ACRES	NBHD
					0331

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	6C FF	82F 104D	200	1.00	.88	1.00	176 14432

LAND VALUE: 14432

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - COMMERCIAL
CONCRETE	BRICK	FWA/CAC	TAR&GRAV	1.00STHT	
SLAB				10'WALL	
				BDRM	

COMM - IMP C AYB 1901 EYB 1991  
DIMENSIONS: A-DR24DD1DR21DU1DR20DU27DL65DD27

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	CND%*	FMV
A	30 OFC-AVG	1776	1.00	103.66	.8765	.95	86.314	1776	1.00	153293					
	3012 FWA/CAC							1776							
	3003 BRICK							1776							
			HSF:	1776.00			%COMP: 100			RPCN: 153293	1.00	153293	- .45-	.10=	75881
							STRUCTURE VALUE:	86.31		OGRCN/HSF		42.72	FMV/HSF		75881

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	14432	14432	100%	WD		90313
OTHERFEAT			%	04042018		72160LV/AC
STRUCTURE	75881	75881	100%	1826-224		TV/HSF
TOTAL	90313	90313	100%	45000	0200%	SP/HSF

APPRAISED-VALUE: 90313