

+OWNERSHIP 1010838      2024 1/04/2024  
 POLLOCK MATTHEW  
 POLLOCK MEAGAN  
 1202 WEST RD  
 KINSTON NC 28501  
 DEED: 1874 524

PROPERTY DESCRIPTION  
 1202 WEST RD  
 L209000/16  
 1202 WEST RD

TAX SUBDIVISIONS  
 KINSTON  
 COUNTY/CITY OF KINSTON

MAP NUMBER      CARD NO  
 451508978870      1  
 RECORD NUMBER: 13955  
 ROUTE 8002000  
 LISTER: LNLGLISH 5012023  
 REVIEW:

```

      +-10-+
    6-----40-----+ 1
      C 2
    3-----50-----+
+-16---+
:
:
:
1 3
8 2
:
:
+4+
:
:
:
2 4D+
5 44+
:
:
:
: +-----+32-----+ 0
A B 4 4
+----20---4--12---+ +----18---+
  
```

TOPO	STREET	UTILITY	ZONING	.460 ACRES	NBHD
			RA8		0233

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	2I LOT	1.00LT	20000		1.00	1.00	20000

LAND VALUE: 20000

#	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	BRICK	HEATPUMP	LAMSHNGL	1.25STHT	
CONIWALL				'WALL	
				4 BDRM	

RES - IMP      B      AYB 1950 EYB 1977  
 DIMENSIONS: A-DU25DR4DU18DR16DU3DR50DD32DL4DD4DR4DD10DL18DU4DL32DD4DL20 B-MR20DU4DR12DD4DL12 C-MR20MU46DU6D  
 R40DU6DR10DD12DL50 D-MU46MR20MR50MD32DL4DD4DR4DU4

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	01 SINGLE F	2944	1.25	79.84	.7441		59.408	3680	.95	207688				
	0110 HEATPUMP			2.00			2.000	2944		5888				
	0103 BRICK			3.00			3.000	2944		8832				
	4.00 FULL BTH			3000.00			3000.000			12000				
	2.00 FP			3000.00			3000.000			6000				
	1.00 HALF BTH			1800.00			1800.000			1800				
B	81 PORCH	48	1.00	31.91	.8101		25.850	48	1.00	1240				
C	85 PATIO-BR	360	1.00	7.50	1.0000		7.500	360	1.00	2700				
D	81 PORCH	16	1.00	31.91	.8101		25.850	16	1.00	413				
			HSF:	3680.00			%COMP: 100			246561	1.25	308201	-.40-.05=	149323
			MKT	85.00			STRUCTURE VALUE:			83.75	OGRCN/HSF		40.57 FMV/HSF	149323

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	20000	20000	100%	WD		169323
OTHERFEAT			%	01132020		43478LV/AC
STRUCTURE	149323	149323	100%	1874-524		TV/HSF
TOTAL	169323	169323	100%	188000	0090%	SP/HSF

APPRAISED-VALUE: 169323