+OWNERSHIP 21094 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER CARD NO
HENRY DOUGLAS W	4051 W VERNON AV	FALLING CREEK	450503436448 1
	LP2,060,000/2011		RECORD NUMBER: 1482
4051 W VERNON AVE		COUNTY/CITY OF KINSTON	ROUTE 3014000
KINSTON NC 28504			LISTER: LNLENGLISH 5012023
DEED: 1715 711	4051 W VERNON AV		REVIEW:

```
     +-----76-----+
     D-----76-----2
     :            :
     :            4
     7            6
     1            :
     :            +23-+
     :               2
     C               5
+-37-++------93-------+
:    :               :
5    5               :
3    3               8
:    A               3
+-37-B+181           :
         6           :
         4           :
         +-----77-----+
```

TOPO	STREET	UTILITY	ZONING	3.320 ACRES	NBHD
			B1		2009
			NOTES:		

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	11TLAND	3.32AC	450000	1.00	1.00	.65	292500 971100

LAND VALUE: 971100

#	OTHER FEAT	SIZE	BASERATE	*SIZ%=	ADJRATE*	UNITS	*QGR%	-COND%	=OFB-VALU
2	58CPAVING	*	1.70			116000	1.00	.32	134096

OTHER VALUE: 134096

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE	METALPRE	GAS-PACK	METAL	1.00STHT	
SLAB	CONBLOCK	GAS-PACK		26'WALL	
	METALPRE	GAS-PACK		BDRM	

COMM - IMP C AYB 2005 EYB

DIMENSIONS: A-DU53DR93DD83DL77DU14DR2DU16DL18 B-DL37DU53DR37DD53 C-MU53ML6DU71DR76DD46DR23DD25DL99 D-MU53ML6M
U71DU20DR76DD20DL76

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG RCN -DEPR%-CND%=	FMV
A	44 AUTO SHO	7207	1.63	90.98	.7056	1.23	78.959	11747	1.00	927531			
	4411 GAS-PACK			7.79			7.790	7207		56142			
	4417 PREF-MTL							7207					
B	42 SERV GAR	1961	1.00	48.25	.6984	1.20	40.436	1961	1.00	79295			
	4211 GAS-PACK			7.79			7.790	1961		15276			
	4217 METALPRE							1961					
C	42 SERV GAR	5971	1.00	48.25	.6984	1.16	39.088	5971	1.00	233394			
	4211 GAS-PACK			7.79			7.790	5971		46514			
	4217 METALPRE							5971					
D	42 SERV GAR	1520	1.00	48.25	.6984	1.04	35.044	1520	1.00	53266			
	4211 GAS-PACK			7.79			7.790	1520		11840			
	4217 METALPRE							1520					
			HSF:	21199.00		%COMP: 100		RPCN:	1423259	1.00	1423259 - .15-	=	1209771

STRUCTURE VALUE: 67.13 QGRCN/HSF 57.06 FMV/HSF 1209771

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE 2314967
LAND			971100	971100	100%	UNK		292500LV/AC	
OTHERFEAT			134096	134096	100%	03282014			
STRUCTURE			1209771	1209771	100%	1715 -0711		TV/HSF	
TOTAL			2314967	2314967	100%	900000	0257%	SP/HSF	

APPRAISED-VALUE: 2314967