

+OWNERSHIP 1012691 2024 1/04/2024
 TYNDALL JOSHUA ERIC
 709 N INDEPENDENCE ST
 KINSTON NC 28501
 DEED: 1903 228

PROPERTY DESCRIPTION
 709 N INDEPENDENCE ST
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TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
 452548456627 1
 RECORD NUMBER: 14914
 ROUTE 48033000
 LISTER: LNLEGLISH 5012023
 REVIEW:

+---18+-6+
 : :
 : :
 : 2 2
 2 0 0
 4 :
 : :
 : C :
 +2 +---19---+
 : :
 : :
 : :
 3 3
 2 0
 : :
 : :
 : :
 A +-11-+
 +----22----2 :
 B 8
 6-----31-----+

TOPO	STREET	UTILITY	ZONING	.120 ACRES	NBHD
					0205

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	1H LOT	1.00LT	3000		1.00	1.00	3000

LAND VALUE: 3000

#	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
BRICK	VINYL	SPACEHTR	COMP SHNG	1.00STHT	
CONIWALL	RPWINDOW	WINDWUNT		'WALL	
				3 BDRM	

RES - IMP E AYB 1901 EYB 1952
 DIMENSIONS: A-DU32DR2DU24DR18DD4DL6DD20DR19DD30DL11DD2DL22 B-MR1DD6DR31DU8DL10DD2DL21 C-MR1MR13MU32DU20DR6D
 D20DL6

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV	
A	01 SINGLE F	1346	1.00	79.84	.8654		69.093	1346	1.00	92999						
	0106 SPACEHTR							1346								
	0108 WINDWUNT							1346								
	0102 VINYL							1346								
	1.00 FULL BTH			3000.00			3000.000			3000						
B	81 PORCH	206	1.00	31.91	.6658		21.245	206	1.00	4376						
C	81 PORCH	120	1.00	31.91	.6921		22.084	120	1.00	2650						
			HSF:	1346.00			%COMP: 100			RPCN:	103025	.76	78299	-.65-	=	23157
			MKT	84.50			STRUCTURE VALUE:	58.17		OGRCN/HSF			17.20	FMV/HSF		23157

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	3000	3000	100%	WD		25000LV/AC
OTHERFEAT				12232020		
STRUCTURE	23157	23157	100%	1903-228		TV/HSF
TOTAL	26157	26157	100%	38000	0068%	SP/HSF

APPRAISED-VALUE: 26157