

+OWNERSHIP 1009758
 NISBET CAROL SUTTON

2024 1/04/2024

PROPERTY DESCRIPTION
 SR 1324
 2352 JENNY LIND RD
 2352 JENNY LIND RD

TAX SUBDIVISIONS
 MOSELEY HALL
 COUNTY/MOSELEY HALL FIRE

MAP NUMBER
 356500329051
 RECORD NUMBER: 16441
 ROUTE 8000
 LISTER: LNLEGLISH 5012023
 REVIEW:

6156 WATSONIA DR
 ZEBULON NC 27598
 DEED: 1864 424

#	LAND CLASS	SIZE	BASERATE*	FRNT*	DEPTH*	ADJ	*	UNITS	=LND-VALUE	USE-CLASS	ACREAGE*	RATE	= USE-VALUE
1	14HBS-DIRT	1.00AC	12750	1.00	1.00	1.00		1.00	12750				12750
2	17HCLEAR-AP	81.35AC	3200	1.00	1.00	1.00		81.35	260320	C CLEAR	81.35	750.00	61012
3	26CWOODLAND-AVER	22.13AC	700	1.00	1.00	1.00		22.13	15491	W WOODED	22.13	200.00	4426
TOTALS									288561				78188

LAND VALUE: 288561
 LAND USE VALUE: 78188

DEFERRED VALUE: 210373

+OWNERSHIP 1009758
NISBET CAROL SUTTON

2024 1/04/2024

PROPERTY DESCRIPTION
SR 1324
2352 JENNY LIND RD

2352 JENNY LIND RD

TAX SUBDIVISIONS
MOSELEY HALL

COUNTY/MOSELEY HALL FIRE

MAP NUMBER 356500329051
CARD NO 1
RECORD NUMBER: 16441
ROUTE 8000
LISTER: LNLEGLISH 5012023
REVIEW:

6156 WATSONIA DR
ZEBULON NC 27598
DEED: 1864 424

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+-----31-----+
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:                 :
4                 4
6                 6
:                 :
:                 :
:                 :
A                 :
+-----31-----+
B                 :
8                 8
+-----27-----+

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TOPO	STREET	UTILITY	ZONING	104.480 ACRES			NBHD
NOTES: 01 CORRECTED ACS PER DB815/2 01 MB 18/5 FOR 2011							0038
#	LAND CLASS	SIZE	* RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	14HBS-DIRT	1.00AC	12750	1.00	1.00	1.00	12750
2	17HCLEAR-AP	81.35AC	3200	1.00	1.00	1.00	260320
3	26CWOODLAND-AVER	22.13AC	700	1.00	1.00	1.00	15491
LAND VALUE:							288561
#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%-COND%=OFB-VALU
60	29CPACKHSE	1*	1			1	1.00 .01 500
OTHER VALUE:							500
FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD		
BRICK	VINYL	SPACEHTR	COMP SHNG	1.00STHT			
CONIWALL				'WALL 2 BDRM	1.00LFUF		

AGR - IMP D AYB 1901 EYB 1947

DIMENSIONS: A-DU46DR31DD46DL31 B-MR2DD8DR27DU8DL27

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1426	1.00	79.84	.8544		68.215	1426	1.00	97274				
	0106 SPACEHTR							1426						
	0102 VINYL							1426						
	1.00 FULL BTH			3000.00			3000.000			3000				
	1.00 FP			3000.00			3000.000			3000				
B	81 PORCH	216	1.00	31.91	.6654		21.232	216	1.00	4586				
			HSF:	1426.00			%COMP: 100			RPCN: 107860	.86	92759	- .70-	= 27828
STRUCTURE VALUE:										65.04	OGRCN/HSF	19.51	FMV/HSF	27828

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	288561	288561	100%	UNK		2761LV/AC
OTHERFEAT	500	500	100%	08262019		
STRUCTURE	27828	27828	100%	1864-424		TV/HSF
TOTAL	316889	316889	100%	271500	0116%	SP/HSF
						APPRAISED-VALUE: 316889