

+OWNERSHIP 1011678  
KEPHART PATRICIA

2024 1/04/2024

PROPERTY DESCRIPTION  
3605 MONROE STREET  
3605 MONROE ST

TAX SUBDIVISIONS  
FALLING CREEK  
COUNTY/CITY OF KINSTON

MAP NUMBER  
450504645506  
RECORD NUMBER: 1695  
ROUTE 4024000  
LISTER: LNLEGLISH 5012023  
CARD NO  
1

701 WISTERIA CT  
KINSTON NC 28504  
DEED: 1886 790

3605 MONROE ST

```

+---9---+
C      5
+-----24-----+
:
:
:
:
2
5
:
:
:
:
:
:
:
A
+---12---+
B      :
7      7
:
:
+---10---+-----12---+

```

TOPO	STREET	UTILITY	ZONING	ACRES	NBHD
			RA6	.220	0017

#	LAND CLASS	SIZE	*RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	LV LOT	1.00LT	10000		1.00	1.00	10000

LAND VALUE: 10000

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
CONCRETE	CONBLOCK	SPACEHTR	COMP SHNG	1.00STHT	
CONIWALL				'WALL	
				2 BDRM	

RES - IMP E AYB 1953 EYB 1947  
DIMENSIONS: A-DU25DR24DD32DL12DU7DL12 B-MR2DD7DR10DU7DL10 C-MR2MU25DU5DR9DD5DL9

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	684	1.00	79.84	.9567		76.382	684	1.00	52245				
	0106 SPACEHTR							684						
	0109 CONBLOCK			2.00-			2.000-	684		1368-				
	1.00 FULL BTH			3000.00			3000.000			3000				
B	81 PORCH	70	1.00	31.91	.7271		23.201	70	1.00	1624				
C	81 PORCH	45	1.00	31.91	.8101		25.850	45	1.00	1163				
			HSF:	684.00			%COMP: 100	RPCN:		56664	.76	43064	-.70-	= 6460
			MKT	50.00			STRUCTURE VALUE:	62.95	OGRCN/HSF			9.44	FMV/HSF	6460

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	WD		16460
OTHERFEAT			%	07012020		
STRUCTURE	6460	6460	100%	1886-790		
TOTAL	16460	16460	100%	6000	0274%	

APPRaised-VALUE: 16460