

+OWNERSHIP 1015505 2024 1/04/2024  
MCLAWHORN DANIEL ELVIN  
SMITH TABITHA KAY  
4662 HWY 55 W  
KINSTON NC 28504  
DEED: 1944 860

PROPERTY DESCRIPTION  
4662 HWY 55 WEST  
ADJ/OVERBLT  
4662 HWY 55 WEST

TAX SUBDIVISIONS  
NEUSE  
COUNTY/SANDY BOTTOM FIRE

MAP NUMBER 358300519899  
RECORD NUMBER: 17878  
ROUTE 15000  
LISTER: LNLEGLISH 5012023  
CARD NO 1  
REVIEW:

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+---18---+---20---+
| 1       | 6       | 1       |
| :       | :       | :       |
| :       | :       | :       |
| :       | :       | :       |
| :       | :       | :       |
| 3       | D-8-+  | 1       |
| 6       | :55    | :       |
| :       | 2 1    | :       |
| :       | C E    | :       |
| :       | 051---25---+ |
| A       | :       |
+---+-----48-----+
| B       | 1       |
| 1       | 0       |
| 0-----32-----+

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TOPO STREET UTILITY ZONING 2.470 ACRES NBHD 0004

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	13HBS-PAVED	1.00AC	15000	1.00	1.00	1.00	15000
2	40HRESIDUAL (CLE	1.47AC	4000	1.00	1.00	1.00	5880

LAND VALUE: 20880

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%	-COND%*	OFB-VALU
2	77CMETALGAR	24* 48	10.00			1152	1.00		11519
3	23CSHED	12* 48	8.00			576	1.00		4608

OTHER VALUE: 16127

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	VINYL	GAS-PACK	COMP SHNG	1.75STHT	
CONIWALL	VINYL	GAS-PACK		'WALL	
	VINYL	GAS-PACK		4 BDRM	1.00LFUF

RES - IMP B AYB 1901 EYB 1987  
DIMENSIONS: A-DU36DR56DD16DL8DD20DL48 B-MR8DD10DR32DU10DL32 C-MR8MR40MU4DU11DR5DD11DL5 D-MU4MR48MU11DU5DR5DD  
5DL5 E-MU15MR48MD11MR5DU15DR3DU16DR22DD31DL25 F-MU4MR53ML5MD4ML48MU36MR39DU16DR20DD16DL20 G-MU36  
MR39DU16DL18DD16DR18

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1856	1.75	79.84	.7294		58.235	3248	.95	179689					
	0111 GAS-PACK			2.00			2.000	1856		3712					
	0102 VINYL							1856							
	3.00 FULL BTH			3000.00			3000.000			9000					
	1.00 FP			3000.00			3000.000			3000					
B	81 PORCH	320	1.00	31.91	.6650		21.220	320	1.00	6790					
C	77 UTILITY	55	1.00	27.50	1.0000		27.500	55	1.00	1512					
D	77 UTILITY	25	1.00	27.50	1.0000		27.500	25	1.00	687					
E	75 GAR FINF	727	1.00	29.97	.6990		20.949	727	1.00	15229					
F	84 WOOD DEC	320	1.00	23.27	.4943		11.502	320	1.00	3680					
G	01 SINGLE F	288	1.00	79.84	.7294		58.235	288	1.00	16771					
	0111 GAS-PACK			2.00			2.000	288		576					
	0102 VINYL							288							
H	03 LIV AREA	480	1.00	52.06	.7241		37.696	480	1.00	18094					
	0311 GAS-PACK			2.00			2.000	480		960					
	0302 VINYL			.35			.350	480		168					
			HSF:	4016.00			%COMP: 100			RPCN: 259868 1.25		324835 - .30-	.22=		177361
							STRUCTURE VALUE:	80.88		OGRCN/HSF		44.16			FMV/HSF 177361

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	20880	20880	100%	WD		8453LV/AC
OTHERFEAT	16127	16127	100%	01312022		
STRUCTURE	177361	177361	100%	1944-860		TV/HSF
TOTAL	214368	214368	100%	320000	0066%	SP/HSF

APPRAISED-VALUE: 214368