

+OWNERSHIP 10147
 ADAMS WAYLON LOTT
 ADAMS TONYA S
 307 TRINITY LN
 KINSTON NC 28504
 DEED: 1898 758

2024 1/04/2024

PROPERTY DESCRIPTION
 SR 1342 / CENTRAL AV
 CENTRAL AV
 465 CENTRAL AV

TAX SUBDIVISIONS
 NEUSE
 COUNTY/SANDY BOTTOM FIRE

MAP NUMBER
 450302997221
 RECORD NUMBER: 18235
 ROUTE 2026000
 LISTER: LNLEGLISH 5012023
 REVIEW:

#	LAND CLASS	SIZE	BASERATE*	FRNT*	DEPTH*	ADJ	*	UNITS	=LND-VALUE	USE-CLASS	ACREAGE*	RATE	= USE-VALUE	
1	17HCLEAR-AP	19.95AC	3200	1.30	1.00	1.00		4160	19.95	82992	C CLEAR	19.95	750.00	14962
2	26CWOODLAND-AVER	1.00AC	700	2.05	1.00	1.00		1435	1.00	1435	W WOODED	1.00	200.00	200
TOTALS														
LAND VALUE:												84427		
LAND USE VALUE:												15162		
DEFERRED VALUE:												69265		

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TOPO STREET UTILITY ZONING 20.950 ACRES NBHD
 0038

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	17HCLEAR-AP	19.95AC	3200	1.30	1.00	1.00	82992
2	26CWOODLAND-AVER	1.00AC	700	2.05	1.00	1.00	1435

LAND VALUE:

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%	-COND%*	OFB-VALU
1	16CMETAL-SF	30* 60	8.28			1800	1.00		14903
2	24CSHELTER	12* 25	8.00			300	1.00		2400
		*							
		*							
		*							
		*							
		*							

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:
				STHT 'WALL BDRM	

AGR - IMP AYB EYB
 DIMENSIONS:

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
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VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	84427	84427	100%	WD		101730
OTHERFEAT	17303	17303	100%	11102020		
STRUCTURE			%	1898-758		
TOTAL	101730	101730	100%	90000	0113%	

APPRaised-VALUE: 101730