OWNERSHIP 1002081 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
AGUINAGA ERIK R PINA	440 CAMELLIA ST	NEUSE	450302788107	1
	440 CAMELLIA ST		RECORD NUMBER: 18369	
2136 HOLLYHOCK LN		COUNTY/SANDY BOTTOM FIRE	ROUTE 2215000	
DEEP RUN NC 28525			LISTER: LNLENGLISH 5012023	
DEED: 1795 743	440 CAMELLIA ST		REVIEW:	

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                                  +6-+
                              6--14---+
                              D       6
+---------39----------+---------+---14--+-----+
:                     :                       :
:                     :                       :
:                     2                       :
2                     4                       2
4                     :                       8
:                     :                       :
:                     :                       :
+52   +------27------CA                      :
  +-7-2             -+----------43-+---------+
                     B             :
                     8             8
                     +-----24------+
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TOPO	STREET	UTILITY	ZONING	.480 ACRES	NBHD
					0124
			NOTES:		

#	LAND CLASS	SIZE	*	RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	2A LOT	1.00LT		12000		1.00	1.00	12000

LAND VALUE: 12000

#	OTHER FEAT	SIZE		BASERATE	*SIZ%=	ADJRATE*	UNITS	*QGR%	-COND%	=OFB-VALU
60	01CDETGAR-F	1*	1	19.11			1	1.00	.01	3500
61	35CWOODDECK	1*	1	10.00			1	1.00	.01	500

OTHER VALUE: 4000

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

RES - IMP C AYB 1957 EYB 1982

DIMENSIONS: A-DU28DR43DD28DL43 B-DD8DR24DU8DL24 C-MU4DL27DD2DL7DU2DL5DU24DR39DD24 D-MU4MU24MR18DU6DR14DD6DL14 E-MU
28MR18MU6MR4DU4DR6DD4DL6

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1204	1.00	79.84	.8029		64.103	1204	1.00	77180				
	0111 GAS-PACK			2.00			2.000	1204		2408				
	0102 VINYL							1204						
	2.00 FULL BTH			3000.00			3000.000			6000				
	1.00 HALF BTH			1800.00			1800.000			1800				
B	81 PORCH	192	1.00	31.91	.6658		21.245	192	1.00	4079				
C	01 SINGLE F	950	1.00	79.84	.8029		64.103	950	1.00	60897				
	0111 GAS-PACK			2.00			2.000	950		1900				
	0102 VINYL							950						
D	01 SINGLE F	84	1.00	79.84	.8029		64.103	84	1.00	5384				
	0111 GAS-PACK			2.00			2.000	84		168				
	0102 VINYL							84						
E	83 STOOP	24	1.00	14.32	.7695		11.019	24	1.00	264				

HSF: 2238.00 %COMP: 100 RPCN: 160080 1.00 160080 - .35- = 81160

MKT 78.00 STRUCTURE VALUE: 71.52 QGRCN/HSF 36.26 FMV/HSF 81160

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE 97160
LAND			12000	12000	100%	WD		25000LV/AC	
OTHERFEAT			4000	4000	100%	02232017			
STRUCTURE			81160	81160	100%	1795-743		TV/HSF	
TOTAL			97160	97160	100%	120000	0080%	SP/HSF	

APPRAISED-VALUE: 97160