

+OWNERSHIP 36396 2024 1/04/2024  
 TINOCO EDUARDO ABREGO  
 ABREGO EDITH ALEGRIA  
 1131 PATTERSON RD  
 KINSTON NC 28504  
 DEED: 1687 399

PROPERTY DESCRIPTION  
 1131 PATTERSON RD  
 ADJ/FOB/OVERBLT  
 1131 PATTERSON RD

TAX SUBDIVISIONS  
 NEUSE  
 COUNTY/SOUTHWOOD FIRE

MAP NUMBER CARD NO  
 451300438031 1  
 RECORD NUMBER: 19087  
 ROUTE 58000  
 LISTER: LNLEGLISH 5012023  
 REVIEW:

+---31---+ :  
 : 3 :  
 3 8 :  
 0 : :  
 : F 7 :  
 E10+---39---+ 3  
 +-21--+10+ +-24--+ :  
 : : : :  
 2 2 4 : : 2  
 4 4 0 : : 8  
 +-21-D10C+ I :  
 A B--21--+24--+ :  
 +---30---+5--21-5 :  
 : H :  
 2 2 :  
 6 6 :  
 +---30---+ :

TOPO STREET UTILITY ZONING .500 ACRES NBHD  
 0038

NOTES:01 REMODELING COMPLETE FOR 2  
 01 CHECK POOL CONDITION FOR

#	LAND CLASS	SIZE	* RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	13HBS-PAVED	.50AC	15000	1.50	1.00	1.00	22500 11250

LAND VALUE: 11250

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	79CCB-BLDG	1* 1	20.00			1	1.00	.01	5000
61	79CCB-BLDG	1* 1	20.00			1	1.00	.01	2500
									*
									*
									*
									*
									*

OTHER VALUE: 7500

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
CONC-BLK	VINYL	HEATPUMP	LAMSHNGL	1.00STHT	
CONIWALL	VINYL	HEATPUMP		'WALL	
				3 BDRM	1.00LFUF

RES - IMP D AYB 1992 EYB 1982  
 DIMENSIONS: A-DU40DR39DU38DR20DD73DL21DD5DL38 B-MR38DU5DR21DD5DL21 C-MR38ML38MU9DL10DU24DR10DD24 D-MU9ML10DL21DU  
 24DR21DD24 E-MU9ML10MU24DU7DR10DD7DL10 F-MU33ML10MU7MR49DU30DL31DD30DR31 H-MU34MR59MD34ML32DD26DL  
 30DU26DR30 I-MR38MU5MR21DU28DR24DD28DL24

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	3015	1.00	79.84	.7377		58.897	3015	1.00	177574					
	0110 HEATPUMP			2.00			2.000	3015		6030					
	0102 VINYL							3015							
	3.00 FULL BTH			3000.00			3000.000			9000					
B	81 PORCH	105	1.00	31.91	.7271		23.201	105	1.00	2436					
C	81 PORCH	240	1.00	31.91	.6654		21.232	240	1.00	5095					
D	79 CARPORT-	504	1.00	17.50	1.0000		17.500	504	1.00	8820					
E	77 UTILITY	70	1.00	27.50	1.0000		27.500	70	1.00	1925					
F	88 CONCRETE	930	1.00	4.25	.9030		3.837	930	1.00	3568					
H	01 SINGLE F	780	1.00	79.84	.7377		58.897	780	1.00	45939					
	0110 HEATPUMP			2.00			2.000	780		1560					
	0102 VINYL							780							
I	75 GAR FINF	672		29.97	.7090		21.248	672		14278					
			HSF:	3795.00			%COMP: 100		RPCN:	276225	.86	237553	-.35-	.23=	118896
							STRUCTURE VALUE:			62.59	OGRCN/HSF	31.32	FMV/HSF		118896

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	11250	11250	100%	UNK		137646
OTHERFEAT	7500	7500	100%	04252013		
STRUCTURE	118896	118896	100%	1687 -0399		
TOTAL	137646	137646	100%	45000	0305%	

APPRaised-VALUE: 137646