

+OWNERSHIP 1000410 2024 1/04/2024
 PHILLIPS LACEY LEROY
 PHILLIPS JUDY RICH
 1807 MEADOWBROOK DRIVE
 KINSTNO NC 28504
 DEED: 1770 768

PROPERTY DESCRIPTION
 MEADOWBROOK DR LOT 4 B
 1807 MEADOWBROOK DR
 1807 MEADOWBROOK DR

TAX SUBDIVISIONS
 NEUSE
 COUNTY/SOUTHWOOD FIRE

MAP NUMBER CARD NO
 452414236660 1
 RECORD NUMBER: 19882
 ROUTE 14008000
 LISTER: LNLEGLISH 5012023
 REVIEW:

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+-----21-----+
:
:
:   +-10--+
1     1     1
8     0     0
:     C     :
+-----D+44-----+
:
:
:
:
2     2
4     4
:
:
A
++B-----44-----++
:
7
:
+-----40-----+
  
```

TOPO	STREET	UTILITY	ZONING	.450 ACRES	NBHD
			RA6		0200

#	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	*OGR%*	COND%*	OFB-VALU
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	VINYL	HEATPUMP	COMP SHNG	1.00STHT	
CONIWALL				2 BDRM	1.00LFUF

RES - IMP C AYB 2000 EYB
 DIMENSIONS: A-DU24DR44DD24DL44 B-MR2DR40DD7DL40DU7 C-MR2ML2MU24MR21DU10DR10DD10DL10 D-MU24MR21DL21DU18DR21DD18

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	14 MODULAR	1056	1.00	62.97	.8761		55.168	1056	1.00	58257					
	1410 HEATPUMP			2.00			2.000	1056		2112					
	1402 VINYL			1.00			1.000	1056		1056					
	2.00 FULL BTH			2000.00			2000.000			4000					
B	81 PORCH	280	1.00	31.91	.6650		21.220	280	1.00	5941					
C	84 WOOD DEC	100	1.00	23.27	.6119		14.238	100	1.00	1423					
D	75 GAR FINF	378	1.00	29.97	.8181		24.518	378	1.00	9267					
			HSF:	1056.00			%COMP: 100			82056	1.00	82056	.17-	=	69809
			MKT	102.50			STRUCTURE VALUE:			77.70	OGRCN/HSF	66.10	FMV/HSF		69809

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	12000	12000	100%	WD		81809
OTHERFEAT			%	03312016		26666LV/AC
STRUCTURE	69809	69809	100%	1770-768		TV/HSF
TOTAL	81809	81809	100%	83000	0098%	SP/HSF
						APPRAISED-VALUE: 81809