OWNERSHIP 1012265 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
HALL THOMAS S & SUSAN F LT	589 CENTRAL AVE	NEUSE	450302897469	1
HALL MARY K ETALS REM	589 CENTRAL AV		RECORD NUMBER: 19905	
589 CENTRAL AVE		COUNTY/SANDY BOTTOM FIRE	ROUTE 2030000	
KINSTON NC 28504			LISTER: LNLENGLISH 5012023	
DEED: 1896 265	589 CENTRAL AV		REVIEW:	

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                                  +------22-----+
                                  :             :
                                  1             1
                                  5             5
                                  :             :
+----------------60------------+D---+-22-----+
:                                 :         :
:                                 :         :
:                                 :         :
2                                 2         2
6                                 4         4
:                                 :         :
:                                 :         :
A                                 :         :
+-------------47-----+-------+---13--+C--14---+
              B     5
              5-10--+
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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	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	3000

OTHER VALUE: 3000

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

RES - IMP C AYB 1969 EYB 1982

DIMENSIONS: A-DU26DR60DD24DL13DD2DL47 B-MR24DD5DR10DU5DL10 C-MR24MR36MU2DR14DU24DL14DD24 D-MU2MR60ML8MU24DR22DU
15DL22DD15

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	%STY=	COST	QG%	QG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1534	1.00	79.84	.8444		67.416	1534	1.00	103416				
	0110 HEATPUMP			2.00			2.000	1534		3068				
	0103 BRICK			3.00			3.000	1534		4602				
	2.00 FULL BTH			3000.00			3000.000			6000				
	1.00 FP			3000.00			3000.000			3000				
B	81 PORCH	50	1.00	31.91	.8101		25.850	50	1.00	1292				
C	76 GAR FINB	336	1.00	33.17	.8459		28.058	336	1.00	9427				
D	79 CARPORT-	330	1.00	17.50	1.0000		17.500	330	1.00	5775				

HSF: 1534.00 %COMP: 100 RPCN: 136580 1.00 136580 - .35- = 69246

MKT 78.00 STRUCTURE VALUE: 89.03 QGRCN/HSF 45.14 FMV/HSF 69246

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE	84246
LAND			12000	12000	100%	UNK		25000LV/AC		
OTHERFEAT			3000	3000	100%	01011888				
STRUCTURE			69246	69246	100%	0578 -0034		TV/HSF		
TOTAL			84246	84246	100%		0000%	SP/HSF		
									APPRAISED-VALUE:	84246