

+OWNERSHIP 1017971
TURNER LAURA JEAN

2024 4/11/2024

PROPERTY DESCRIPTION
SR 1804
20FT RD FRTG

TAX SUBDIVISIONS
SAND HILL
COUNTY/SAND HILL FIRE

MAP NUMBER
456700301568
RECORD NUMBER: 21338
ROUTE 39000
LISTER: LNHCOOKE 4052024
REVIEW: 8202016

2595 PINE KNOLL DRIVE
KINSTON NC 28504
DEED: 1963 670

1829 OAK TREE LN

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+---16-----+---12---+
:           C           1
:           1           0
:           0--12---+
:
:
4
2
:
:
:
:
A
+-----28-----+
B
7
+-----24-----+
  
```

TOPO	STREET	UTILITY	ZONING	3.660 ACRES	NBHD
					0026

NOTES:

#	LAND CLASS	SIZE	*RATE	*SIZ*	*DPT*	*ADJ*	=LND-VALUE
1	14GBS-DIRT	1.00AC	11900	1.00	1.00	1.00	11900
2	40HRESIDUAL (CLE	2.66AC	4000	1.00	1.00	1.00	10640

LAND VALUE:

22540

#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%	-COND%*	OFB-VALU
60	20CSTRGSHLT	1* 1	12.50			1	1.00	.01	500
61	21CBLDGS-NV	1* 1				1	1.00	.01	

OTHER VALUE:

500

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
CONC-BLK	VINYL	GAS-PACK	METAL	1.00STHT	
PIERS				3 BDRM	1.00LFUF

RES - IMP D AYB 1901 EYB 1967

DIMENSIONS: A-DU42DR16DD10DR12DD32DL28 B-MR2DD7DR24DU7DL24 C-MR2MR14MU42DD10DR12DU10DL12

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	01 SINGLE F	1056	1.00	79.84	.8979		71.688	1056	1.00	75702				
	0111 GAS-PACK			2.00			2.000	1056		2112				
	0102 VINYL							1056						
	1.00 FULL BTH			3000.00			3000.000			3000				
B	81 PORCH	168	1.00	31.91	.6658		21.245	168	1.00	3569				
C	81 PORCH	120	1.00	31.91	.6921		22.084	120	1.00	2650				
	HSF:			1056.00			%COMP: 100	RPCN:		87033	.86	74848	-.50-.90=	3743
	STRUCTURE VALUE:							70.87	OGRCN/HSF			3.54	FMV/HSF	3743

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	22540	22540	100%	WD		6158LV/AC
OTHERFEAT	500	500	100%	04032024		
STRUCTURE	3743	3743	100%	2016-748		TV/HSF
TOTAL	26783	26783	100%	42500	0063%	SP/HSF

APPRAISED-VALUE: 26783