

+OWNERSHIP 20080 2024 1/04/2024
 HARDY ARTHUR THOMAS JR

PROPERTY DESCRIPTION
 HWY 58 SOUTH TR1&7
 PART HS/COMMERCIAL USE

TAX SUBDIVISIONS
 SOUTH WEST
 COUNTY/SOUTHWOOD FIRE

MAP NUMBER CARD NO
 453100639169 1
 RECORD NUMBER: 21907
 ROUTE 23000
 LISTER: LNLEGLISH 12202023
 REVIEW:

1759 DALLAS TURNER RD
 KINSTON NC 28504
 DEED: 1598 782

3498 HWY 58 SOUTH

#	LAND CLASS	SIZE	BASERATE*	FRNT*	DEPTH*	ADJ	*	UNITS	=LND-VALUE	USE-CLASS	ACREAGE*	RATE	= USE-VALUE
1	13HBS-PAVED	1.50AC	15000	1.00	1.00	1.00		15000	1.50				22500
2	17HCLEAR-AP	50.50AC	3200	1.00	1.00	1.00		3200	50.50	C CLEAR	50.50	750.00	37875
3	26CWOODLAND-AVER	16.50AC	700	1.00	1.00	1.00		700	16.50	W WOODED	16.50	200.00	3300
TOTALS									195650				63675

LAND VALUE: 195650
 LAND USE VALUE: 63675

DEFERRED VALUE: 131975

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PROPERTY DESCRIPTION
 HWY 58 SOUTH TR1&7
 PART HS/COMMERCIAL USE
 3498 HWY 58 SOUTH

TAX SUBDIVISIONS
 SOUTH WEST
 COUNTY/SOUTHWOOD FIRE

MAP NUMBER 453100639169
 RECORD NUMBER: 21907
 ROUTE 23000
 LISTER: LNLEGLISH 12202023
 REVIEW:

+--8--
 1 1
 0 0
 +-9--+ +--13--+
 : :
 : :
 : :
 3 3
 8 8
 : :
 : :
 : :
 A :
 +-----30-----+
 B :
 8 8
 +-----30-----+

TOPO STREET UTILITY ZONING 68.500 ACRES NBHD 0004

NOTES:01 REMOVED 5/10AC FROM UV DU
 01 TO COMMERCIAL USE FOR 201

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	13HBS-PAVED	1.50AC	15000	1.00	1.00	1.00	22500
2	17HCLEAR-AP	50.50AC	3200	1.00	1.00	1.00	161600
3	26CWOODLAND-AVER	16.50AC	700	1.00	1.00	1.00	11550

LAND VALUE: 195650

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	15CMETAL-WF	72* 36	7.04			2592	1.00	.01	18065
		*							
		*							
		*							
		*							
		*							

OTHER VALUE: 18065

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

AGR - IMP E AYB 1901 EYB 1942
 DIMENSIONS: A-DU38DR9DU10DR8DD10DR13DD38DL30 B-DD8DR30DU8DL30

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1220	1.00	79.84	.8774		70.051	1220	1.00	85462				
	0106 SPACEHTR							1220						
	0102 VINYL							1220						
	1.00 FULL BTH			3000.00			3000.000			3000				
B	81 PORCH	240	1.00	31.91	.6654		21.232	240	1.00	5095				
			HSF:	1220.00			%COMP: 100			93557	.76	71103	-.75-	17776
										58.28	OGRCN/HSF	14.57	FMV/HSF	17776

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	195650	195650	100%	UNK		231491
OTHERFEAT	18065	18065	100%	03222010		2856LV/AC
STRUCTURE	17776	17776	100%	1598 -0782		TV/HSF
TOTAL	231491	231491	100%	210000	0110%	SP/HSF

APPRAISED-VALUE: 231491