

+OWNERSHIP 1009583 2024 1/04/2024
 POTTER JUSTIN LYNN SEYMORE
 POTTER ELIZABETH GEORGENE
 198 COBB ROAD
 KINSTON NC 28501
 DEED: 1860 665

PROPERTY DESCRIPTION
 SR 1903 LOTS 31, 32 LAKE
 198 COBB RD
 198 COBB RD

TAX SUBDIVISIONS
 SOUTH WEST
 COUNTY/SOUTHWOOD FIRE

MAP NUMBER 453302694508
 RECORD NUMBER: 22003
 ROUTE 2059000
 LISTER: LNLEGLISH 5012023
 CARD NO 1
 REVIEW:

```

+---12---+
  2      1
  D      2
+-----22-----+-----67-----+
:         :
:         :
:         :
2         2
6         9
:         :
:         :
+-----22---CA
+-----51-----+-----+
          B      1
          1      0
          0--14---+---16---+
  
```

TOPO	STREET	UTILITY	ZONING	.740 ACRES	NBHD
					0004

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	13HBS-PAVED	.74AC	15000	1.26	1.00	1.00	18900 13986

LAND VALUE: 13986

#	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	BRICK	GAS-PACK	COMPSHNG	1.00STHT	
CONIWALL				'WALL	
				4 BDRM	1.00LFUF

RES - IMP C AYB 1959 EYB 1982
 DIMENSIONS: A-DU29DR67DD39DL16DU10DL51 B-MR37DD10DR14DU10DL14 C-MR37ML37MU3DL22DU26DR22DD26 D-MU3MU26MR36DU12
 DR12DD12DL12

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	2103	1.00	79.84	.8091		64.598	2103	1.00	135849				
	0111 GAS-PACK			2.00			2.000	2103		4206				
	0103 BRICK			3.00			3.000	2103		6309				
	2.00 FULL BTH			3000.00			3000.000			6000				
	1.00 FP			3000.00			3000.000			3000				
B	81 PORCH	140	1.00	31.91	.6921		22.084	140	1.00	3091				
C	76 GAR FINB	572	1.00	33.17	.7030		23.318	572	1.00	13337				
D	84 WOOD DEC	144	1.00	23.27	.5479		12.749	144	1.00	1835				
			HSF:	2103.00			%COMP: 100			RPCN: 173627	1.00	173627	-.35-	= 112858
							STRUCTURE VALUE:	82.56		OGRCN/HSF		53.66	FMV/HSF	112858

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	13986	13986	100%	UNK		126844
OTHERFEAT			%	07122019		
STRUCTURE	112858	112858	100%	1860-665		
TOTAL	126844	126844	100%	134000	0094%	
						18900LV/AC
						TV/HSF
						SP/HSF
						APPRAISED-VALUE: 126844