

+OWNERSHIP 34091  
 SPENCE RAY SCOTT  
 SPENCE MICHELLE G  
 1045 TAYLOR SPENCE RD  
 KINSTON NC 28504  
 DEED: 1756 1

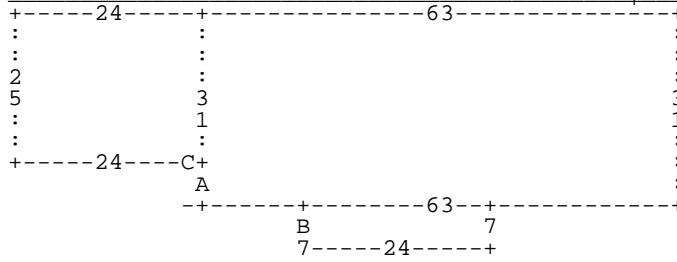
2024 1/04/2024

PROPERTY DESCRIPTION  
 SR 1541  
 1045 INSTITUTE RD  
 1045 INSTITUTE RD

TAX SUBDIVISIONS  
 VANCE  
 COUNTY/NORTH LENIOR FIRE

MAP NUMBER  
 45180030047  
 RECORD NUMBER: 25067  
 ROUTE 57000  
 LISTER: LNLEGLISH 5012023  
 REVIEW:

CARD NO  
 1



TOPO	STREET	UTILITY	ZONING	.700 ACRES	NBHD
					0071

NOTES:

#	LAND CLASS	SIZE	*RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	13IBS-PAVED	.70AC	16000	1.32	1.00	1.00	21120 14784

LAND VALUE: 14784

#	OTHER FEAT	SIZE	BASERATE	*SIZ%	ADJRATE*	UNITS	*OGR%	-COND%	=OFB-VALU
60	78CMETALCAR	1* 1	5.00			1	1.00	.01	500
61	14CMH-SW-PP	1* 1				1	1.00	.01	
62	41CMH-HK-UP	1* 1	2000.00			1	1.00		2000
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE: 2500

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

RES - IMP C AYB 1967 EYB 1982  
 DIMENSIONS: A-DU31DR63DD31DL63 B-MR14DD7DR24DU7DL24 C-MR14ML14MU6DL24DU25DR24DD25

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%	= ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1953	1.00	79.84	.8155		65.109	1953	1.00	127157				
	0110 HEATPUMP			2.00			2.000	1953		3906				
	0103 BRICK			3.00			3.000	1953		5859				
	3.00 FULL BTH			3000.00			3000.000			9000				
	2.00 FP			3000.00			3000.000			6000				
B	81 PORCH	168	1.00	31.91	.6658		21.245	168	1.00	3569				
C	76 GAR FINB	600	1.00	33.17	.7030		23.318	600	1.00	13990				
				HSF: 1953.00			%COMP: 100			169481	1.00	169481	-.35-	= 104654
				MKT 95.00			STRUCTURE VALUE:			86.77	OGRCN/HSF	53.58	FMV/HSF	104654

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	14784	14784	100%			121938
OTHERFEAT	2500	2500	100%	00000000		
STRUCTURE	104654	104654	100%	-		
TOTAL	121938	121938	100%		0000%	
						21120LV/AC
						TV/HSF
						SP/HSF
						APPRAISED-VALUE: 121938