

+OWNERSHIP 1000052
 ALBERT DAVID A
 ALBERT NANCY J
 355 BRIARY RUN RD
 KINSTON NC 28501
 DEED: 1764 585

2024 1/04/2024

PROPERTY DESCRIPTION
 SR 1743
 L244900/15
 453601091309
 355 BRIARY RUN RD

TAX SUBDIVISIONS
 KINSTON
 COUNTY/HUGO FIRE

MAP NUMBER CARD NO
 453601091309 1
 RECORD NUMBER: 28604
 ROUTE 1001000
 LISTER: LNLEGLISH 5012023
 REVIEW:

```

+D-14--+-----56-----+
+--14--+--10--+
:
: 1
: 2 9 3
: 2 1
: A
: +-8--+
+----24----C+ 6
           +B-----38-----+
           6
+E-12--+
:
:
2 2
2 2
:
:
+--12--+

```

TOPO	STREET	UTILITY	ZONING	ACRES	NBHD
			RA12		0995
NOTES:					
#	LAND CLASS	SIZE	*RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
1	2I LOT	1.00LT	20000	1.00 1.00	20000
LAND VALUE:					20000
#	OTHER FEAT	SIZE	BASERATE*SIZ%*	ADJRATE*	UNITS *OGR%-COND%=OFB-VALU
60	01CDETGAR-F	1* 1	19.11		1 1.00 .01 10000
OTHER VALUE:					10000
FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	VINYL	HEATPUMP	LAMSHNGL	1.50STHT	
CONIWALL				'WALL 3 BDRM	

RES - IMP B AYB 1992 EYB CS
 DIMENSIONS: A-DU19DL10DU6DR56DD31DL38DU6DL8 B-MR8MD6DR38DD6DL38DU6 C-MD6MR8MU6ML8MD3DL24DU22DR24DD22 D-MD3M
 L24MU28DR14DD6DL14DU6 E-MU25ML24MD38DR12DD22DL12DU22

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	01 SINGLE F	1438	1.50	79.84	.8070		64.430	2157	.95	132025				
	0110 HEATPUMP			2.00			2.000	1438		2876				
	0102 VINYL							1438						
	2.00 FULL BTH			3000.00			3000.000			6000				
	1.00 FP			3000.00			3000.000			3000				
	1.00 HALF BTH			1800.00			1800.000			1800				
B	81 PORCH	228	1.00	31.91	.6654		21.232	228	1.00	4840				
C	75 GAR FINF	528	1.00	29.97	.7512		22.513	528	1.00	11886				
D	77 UTILITY	84	1.00	27.50	1.0000		27.500	84	1.00	2310				
E	92 ATTIC-UN	264	1.00	1.00	1.0000		1.000	264	1.00	264				
				HSF:	2157.00	%COMP: 100	RPCN:		165001 1.25	206251 - .25-	=	154689		
STRUCTURE VALUE:								95.61	OGRCN/HSF	71.71	FMV/HSF	154689		

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	20000	20000	100%	WD		184689
OTHERFEAT	10000	10000	100%	01062016		LV/AC
STRUCTURE	154689	154689	100%	1764-585		TV/HSF
TOTAL	184689	184689	100%	210000	0087%	SP/HSF

APPRAISED-VALUE: 184689