

+OWNERSHIP 36501 2024 1/04/2024
 TREJO PEDRO ACEVEDO & GABRIELA
 2809 WESTBROOK DRIVE
 KINSTON NC 28504
 DEED: 1774 500

PROPERTY DESCRIPTION
 3103 HWY 258 NORTH
 3103 HWY 258 NORTH
 3103 HWY 258 NORTH

TAX SUBDIVISIONS
 FALLING CREEK
 COUNTY/NORTH LENIOR FIRE

MAP NUMBER CARD NO
 450703033909 1
 RECORD NUMBER: 2899
 ROUTE 3218000
 LISTER: LNLEGLISH 5012023
 REVIEW:

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      B   :
      6   6
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TOPO	STREET	UTILITY	ZONING				.490 ACRES	NBHD
				NOTES:01 BARBAR SHOP 01 OUT BLD5 FOR 2017				0070
#	LAND CLASS	SIZE	* RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE	
1	13HBS-PAVED	.49AC	15000	1.51	1.00	1.00	22649 11098	

LAND VALUE:								11098
#	OTHER FEAT	SIZE	BASERATE	*SIZ%=	ADJRATE*	UNITS	*OGR%-COND%=OFB-VALU	
2	27 STGBLD	*	10.00			1	500	
3	10 CARPORT	*	10.00			1	500	
		*						
		*						
		*						
		*						
		*						
OTHER VALUE:								1000

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - COMMERCIAL
CONCRETE	FRAME	SPACEHTR	METAL	1.00STHT	
SLAB				8'WALL	
				BDRM	
					CS

COMM - IMP D AYB 1979 EYB
 DIMENSIONS: A-DR32DU30DL32DD30 B-MR11DD6DR10DU6DL10

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT% =	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	30 OFC-AVG	960	1.00	103.66	1.0000	.90	93.294	960	1.00	89562				
	3006 SPACEHTR			9.19-			9.190-	960		8822-				
	3001 FRAME			5.08-			5.080-	960		4876-				
B	81 PORCH	60	1.00	31.91	.8101		25.850	60	1.00	1551				
			HSF:	960.00			%COMP: 100			77414	.86	66576 - .50-	.02=	32623
STRUCTURE VALUE:								69.35	OGRCN/HSF			33.98	FMV/HSF	32623

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	11098	11098	100%	WD		44721
OTHERFEAT	1000	1000	100%	05122016		
STRUCTURE	32623	32623	100%	1774-500		
TOTAL	44721	44721	100%	45000	0099%	
						APPRaised-VALUE: 44721