

+OWNERSHIP 1011968  
EWT 68 LLC

2024 1/04/2024

PROPERTY DESCRIPTION  
3407 COLEMAN DR  
OUTSIDE CITY LIMITS  
ROUTE ROAD APTS/12 UNITS

TAX SUBDIVISIONS  
KINSTON  
COUNTY/CITY OF KINSTON

MAP NUMBER  
451601255418  
RECORD NUMBER: 31522  
ROUTE 1052020  
LISTER: LNLEGLISH 5012023  
CARD NO  
1  
REVIEW:

99 FISHERVILLE RD  
CONCORD NH 03303  
DEED: 1892 493

3407 COLEMAN DR

+-16--+ +-----45-----+  
++-23-G+-----35-----6-----45-----E+-18--+  
: 6-----35-----F 6--18--D+  
:  
3  
2  
:  
A  
+--B22--6 C-----43-----6  
+5+ +-----37-----6--16+ +--17--+-19--+  
1 8 1 1  
2 : 2 2  
+-11+ +-10+

TOPO	STREET	UTILITY	ZONING	.340 ACRES	NBHD
					0995

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	2I LOT	.90LT	20000		1.00	1.00	18000

LAND VALUE: 18000

#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%	-COND%*	OFB-VALU
60	58CPAVING	4950*	1	1.70		4950	1.00	.01	8331
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE: 8331

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - COMMERCIAL
CONCRETE	BRICK	FWA/CAC	COMP SHNG	2.00STHT 9'WALL BDRM	

RES - IMP C AYB 1998 EYB  
DIMENSIONS: A-DU32DR23DD6DR35DU6DR45DD6DR18DD32DL19DU6DL43DD6DL37DU6DL22 B-MR6DR16DD18DL11DU12DL5DU6 C-MR6M  
R16MD6MR37DU6DR43DD6DL17DD12DL10DU12DL16 D-MD6MR59MU6MR43MD6MR19MU32DL18DU6DR18DD6 E-MU26MR121MU  
6ML18DL45DU6DR45DD6 F-MU32MR103ML45DD6DL35DU6DR35 G-MU32MR58ML39DL16DU6DR16DD6

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	12 MULTI-FA	3890	2.00	57.92	.8665		50.187	7780	.95	370927					
	1212 FWA/CAC			2.00			2.000	3890		7780					
	1203 BRICK			3.00			3.000	3890		11670					
B	81 PORCH	228	1.00	31.91	.6654		21.232	228	1.00	4840					
B	81 PORCH	228	1.00	31.91	.6654		21.232	228	1.00	4840					
C	81 PORCH	378	1.00	31.91	.6646		21.207	378	1.00	8016					
C	81 PORCH	378	1.00	31.91	.6646		21.207	378	1.00	8016					
D	81 PORCH	108	1.00	31.91	.7271		23.201	108	1.00	2505					
D	81 PORCH	108	1.00	31.91	.7271		23.201	108	1.00	2505					
E	84 WOOD DEC	270	1.00	23.27	.4943		11.502	270	1.00	3105					
E	88 CONCRETE	270	1.00	4.25	.9694		4.119	270	1.00	1112					
F	81 PORCH	210	1.00	31.91	.6658		21.245	210	1.00	4461					
F	81 PORCH	210	1.00	31.91	.6658		21.245	210	1.00	4461					
G	84 WOOD DEC	96	1.00	23.27	.6119		14.238	96	1.00	1366					
			HSF:	7780.00			%COMP= 100		RPCN:	435604	1.00	435604	-.27-	=	317991
							STRUCTURE VALUE:			55.99	OGRCN/HSF		40.87	FMV/HSF	317991

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	18000	18000	100%			52941LV/AC
OTHERFEAT	8331	8331	100%	00000000		
STRUCTURE	317991	317991	100%	-		TV/HSF
TOTAL	344322	344322	100%		0000%	SP/HSF

APPRAISED-VALUE: 344322