

+OWNERSHIP 1019639 2024 6/13/2024
 NUNEZ ENRIQUE
 NUNEZ LEILA MARIBEL
 158 BARWICK RD
 MOUNT OLIVE NC 28365
 DEED: 1993 110

PROPERTY DESCRIPTION
 498 MARY ANN LN
 498 MARY ANN LANE
 498 MARY ANN LANE

TAX SUBDIVISIONS
 NEUSE
 COUNTY/SANDY BOTTOM FIRE

MAP NUMBER 451403022153
 RECORD NUMBER: 31546
 ROUTE 3110000
 LISTER: LNHCOOKE 6062024
 REVIEW:

TOPO	STREET	UTILITY	ZONING			.480 ACRES		NBHD	
	UNPAVED			NOTES:					0131
#	LAND CLASS	SIZE	*RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE		
2	1V LOT	1.00LT	10000		1.00	1.00	10000	10000	
LAND VALUE:								10000	
#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%	-COND%=OFB-VALU	
2	41CMH-HK-UP	1*	2000.00	1		1	1.00	2000	
OTHER VALUE:								2000	
FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - MOBILE HOME				
BRICK	VINYL	FWA/CAC	COMP SHNG	1.00STHT					
CONIWALL				3 BDRM	1.00LFUF				

RES - IMP C AYB 1997 EYB
 DIMENSIONS: A-DU27DR66DD27DL66 B-MR25DR66DD6DL6DU6

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	08 MOBILE H	1782	1.00	43.51	.7479		32.541	1782	1.00	57988				
	0812 FWA/CAC			2.00				1782		3564				
	0802 VINYL							1782						
	2.00 FULL BTH			1750.00			1750.000			3500				
B	84 WOOD DEC	36	1.00	23.27	.8281		19.269	36	1.00	693				
C	87 MH SKIRT	186	1.00	15.50	1.0000		15.500	186	1.00	2883				
		HSF:		1782.00			%COMP: 100	RPCN:		68628	1.00	68628	-.50-	= 30882
		MKT		90.00			STRUCTURE VALUE:			38.51	OGRCN/HSF	17.32	FMV/HSF	30882

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	UNK		20833LV/AC
OTHERFEAT	2000	2000	100%	06231997		
STRUCTURE	30882	30882	100%	1081 -0507		TV/HSF
TOTAL	42882	42882	100%	7500	0571%	SP/HSF

APPRAISED-VALUE: 42882