

+OWNERSHIP 1019113
JOHNSON ALTON W

2024 1/04/2024

PROPERTY DESCRIPTION
HWY 258 SOUTH LOT 2
3098 HWY 258 SOUTH

TAX SUBDIVISIONS
NEUSE
COUNTY/SOUTHWOOD FIRE

MAP NUMBER
45130034946
RECORD NUMBER: 34070
ROUTE 84000
LISTER: LNLHOLLO 8242023
REVIEW:

3098 US HIGHWAY 258 S
KINSTON NC 28504
DEED: 1986 508

3098 HWY 258 SOUTH

+-8+---22-----+
1 1 :
4 4 :
+D8+ :
: :
: 4 :
: 6 :
3 :
5 :
: :
: :
A +---15---+
-C-15-3 :
+-10B :
2 2 :
1 4 :
: :
+---20-----+

TOPO	STREET	UTILITY	ZONING	.430 ACRES	NBHD
					0038

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	13HBS-PAVED	.43AC	15000	1.60	1.00	1.00	24000 10320

LAND VALUE:

10320

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU

OTHER VALUE:

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

RES - IMP C AYB 2022 EYB 2022

DIMENSIONS: A-DU35DR8DU14DR22DD46DL15DD3DL15 B-MR10DD21DR20DU24DL15DD3DL5 C-DR10DD5DL10DU5 D-MU35DR8DU14DL8D

D14

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1313	1.00	79.84	.8654		69.093	1313		90719					
	0110 HEATPUMP			2.00			2.000	1313		2626					
	0102 VINYL							1313							
	2.00 FULL BTH			3000.00			3000.000			6000					
	313.00 DBLPITCH														
B	75 GAR FINE	465		29.97	.7735		23.181	465		10779					
C	81 PORCH	50		31.91	.8101		25.850	50		1292					
D	81 PORCH	112		31.91	.6921		22.084	112		2473					
			HSF:	1313.00			%COMP: 100			RPCN: 113889	1.00	113889	-	-	= 113889
							STRUCTURE VALUE:			86.73	OGRCN/HSF	86.73	FMV/HSF		113889

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10320	10320	100%	WD		24000LV/AC
OTHERFEAT			%	04172023		
STRUCTURE	113889	85417	133%	1986-508		TV/HSF
TOTAL	124209	95737	129%	208000	0059%	SP/HSF

APPRAISED-VALUE: 124209