OWNERSHIP 27251 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
MELENDEZ EDUARDO	UPLANDS PK D7 SEC B & MH	KINSTON	453510462312	1
	2507 STATE DR		RECORD NUMBER: 34544	
454 DIXON RD		COUNTY/CITY OF KINSTON	ROUTE 10053000	
KINSTON NC 28504			LISTER: LNLENGLISH 5012023	
DEED: 1876 588	2507 STATE DR		REVIEW:	

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2                                           2
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A                                           :
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TOPO	STREET	UTILITY	ZONING	.300 ACRES	NBHD
					0219

NOTES:

#	LAND CLASS	SIZE	*	RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	1N LOT	1.00LT		6000		1.00	1.00	6000

LAND VALUE: 6000

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - MOBILE HOME
BRICK	VINYL	FWA/CAC	METAL	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	

RES - IMP D AYB 2001 EYB

DIMENSIONS: A-DU23DR56DD23DL56 B-MR28DR8DD6DL8DU6 C-MR28ML28MU23MR8DU3DR4DD3DL4

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*%STY=	COST	QG%	QG RCN -DEPR%-CND%=	FMV
A	08 MOBILE H	1288	1.00	43.51	.8767		38.145	1288	1.00	49130		
	0812 FWA/CAC			2.00			2.000	1288		2576		
	0802 VINYL							1288				
	2.00 FULL BTH			1750.00			1750.000			3500		
B	83 STOOP	48	1.00	14.32	.7695		11.019	48	1.00	528		
C	84 WOOD DEC	12	1.00	23.27	.8281		19.269	12	1.00	231		
D	87 MH SKIRT	158	1.00	15.50	1.0000		15.500	158	1.00	2449		

HSF: 1288.00 %COMP: 100 RPCN: 58414 .86 50236 - .40- = 27127

MKT 90.00 STRUCTURE VALUE: 39.00 QGRCN/HSF 21.06 FMV/HSF 27127

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE 33127
LAND			6000	6000	100%	WD		20000LV/AC	
OTHERFEAT					%	02112020			
STRUCTURE			27127	27127	100%	1876-588		TV/HSF	
TOTAL			33127	33127	100%	3000	1104%	SP/HSF	

APPRAISED-VALUE: 33127