

+OWNERSHIP 1017353 2024 1/04/2024
 KELCHNER ALAN BRUCE JR

PROPERTY DESCRIPTION
 SANDCASTLE VILLAGE 16
 SANDCASTLE DR

TAX SUBDIVISIONS
 NEUSE
 COUNTY/SANDY BOTTOM FIRE

MAP NUMBER 358200653415
 RECORD NUMBER: 34741
 ROUTE 144000
 LISTER: LNLEGLISH 5012023
 CARD NO 1
 REVIEW:

2440 SANDCASTLE DR
 KINSTON NC 28504
 DEED: 1961 213

2440 SANDCASTLE DR

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TOPO	STREET	UTILITY	ZONING	.660 ACRES	NBHD
					0183

NOTES:

#	LAND CLASS	SIZE	*RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	2C LOT	1.00LT	14000		1.00	.40	5600

LAND VALUE: 5600

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

OTHER VALUE:

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

RES - IMP C AYB 2022 EYB 2022
 DIMENSIONS: A-DU27DR56DD27DL56

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	CND%*	FMV	
A	08 MOBILE H	1512	1.00	43.51	.7953		34.603	1512		52319						
	0810 HEATPUMP			2.00			2.000	1512		3024						
	0802 VINYL							1512								
	2.00 FULL BTH			3000.00			3000.000			6000						
	512.00 DBLPITCH															
			HSF:	1512.00			%COMP: 100	RPCN:		61343	1.00	61343	-	-	=	61343
							STRUCTURE VALUE:			40.57	QGRCN/HSF		40.57	FMV/HSF		61343

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	5600	5600	100%	UNK		66943
OTHERFEAT				07122022		8484LV/AC
STRUCTURE	61343	61343	100%	1961-213		TV/HSF
TOTAL	66943	66943	100%	16500	0405%	SP/HSF

APPRAISED-VALUE: 66943