

+OWNERSHIP 25317 2024 1/04/2024
 KORNEGAY SAMUEL J & AMY M
 4435 JOHNSON PLACE RD
 KINSTON NC 28504
 DEED: 1721 29

PROPERTY DESCRIPTION
 JOHNSON PL RD LT 11
 4435 JOHNSON PLACE RD
 4435 JOHNSON PLACE RD

TAX SUBDIVISIONS
 CONTENTNEA NECK
 COUNTY/HUGO FIRE

MAP NUMBER 454800296812
 CARD NO 1
 RECORD NUMBER: 38152
 ROUTE 118070
 LISTER: LNLGLISH 5012023
 REVIEW:

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+-----24-----+
| 1 |
| +-----18-----5 |
| : |
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| 25--+ 8 | 2-7--+ |
| +---18---+ 2-+-16---+ |
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| A |
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| 6 | 6 |
| +-----25-----+ |

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TOPO STREET UTILITY ZONING 7.950 ACRES NBHD 0071

NOTES:01 HOUSE COMPLETE FOR 2016
 01 FOR 2010

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	13IBS-PAVED	1.00AC	16000	1.00	1.00	1.00	16000
2	40HRESIDUAL (CLE	5.17AC	4000	1.00	1.00	1.00	20680
3	41CRESIDUAL (WOO	1.78AC	2500	1.00	1.00	1.00	4450

LAND VALUE: 41130

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
2	77CMETALGAR	24* 50	10.00			1200	1.00		11999
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE: 11999

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	BRICK	HEATPUMP	LAMSHNGL	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	1.00LFUF

RES - IMP B AYB 2015 EYB
 DIMENSIONS: A-DU32DR18DU2DR5DD2DR16DU2DR7DU15DR24DD19DL10DD2DL14DD20DL7DD8DL39 B-MR7DR25DD6DL25DU6 C-MR7MR32MU
 8MR7MU20DR14DU2DR10DD29DL24DU27 D-MU28MR46MR14MU2MR10MU19ML24MD9DD6DL7DD2DL11DU8DR18

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OQ%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1924	1.00	79.84	.8155		65.109	1924	1.00	125269					
	0110 HEATPUMP			2.00			2.000	1924		3848					
	0103 BRICK			3.00			3.000	1924		5772					
	1.00 CHIMNEY			1500.00			1500.000			1500					
	2.00 FULL BTH			3000.00			3000.000			6000					
	1.00 HALF BTH			1800.00			1800.000			1800					
B	81 PORCH	150	1.00	31.91	.6921		22.084	150	1.00	3312					
C	76 GAR FINB	668	1.00	33.17	.6828		22.648	668	1.00	15128					
D	81 PORCH	130	1.00	31.91	.6921		22.084	130	1.00	2870					
E	92 ATTIC-UN	432	1.00	1.00	1.0000		1.000	432	1.00	432					
				HSF:	1924.00		%COMP: 100			RPCN: 165931	1.25	207413	-.02-	=	193101
				MKT	95.00		STRUCTURE VALUE:	107.80		OGRCN/HSF		100.36	FMV/HSF		193101

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	41130	41130	100%	UNK		5173LV/AC
OTHERFEAT	11999	11999	100%	05292014		
STRUCTURE	193101	193101	100%	1721 -0029		TV/HSF
TOTAL	246230	246230	100%	50000	0492%	SP/HSF
						APPRaised-VALUE: 246230