

+OWNERSHIP 1008740      2024 1/04/2024  
 KINSTON ART & CUL DISTRICT LLC  
 PO BOX 200  
 KINSTON NC 28502  
 DEED: 1961 309

PROPERTY DESCRIPTION  
 403 COLLEGE ST  
 403 COLLEGE ST  
 403 COLLEGE ST

TAX SUBDIVISIONS  
 KINSTON  
 COUNTY/CITY OF KINSTON

MAP NUMBER      CARD NO  
 452513242200      1  
 RECORD NUMBER: 4641  
 ROUTE 13028000  
 LISTER: LNLEGLISH 5012023  
 REVIEW:

+6+  
 : 5---22-----+  
 1 :  
 9 :  
 3+ :  
 8: :  
 :C :  
 +2 5  
 4 2  
 : :  
 : :  
 + :  
 1 :  
 6 :  
 A :  
 +++-16---+8+  
 B 1  
 8 0  
 +---21-----+

TOPO	STREET	UTILITY	ZONING	.170 ACRES	NBHD
					0322

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	1H LOT	.90LT	3000		1.00	1.00	3000 2700

LAND VALUE:

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	21CBLDGS-NV	1*	1			1	1.00	.01	
		*							
		*							
		*							
		*							
		*							

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - APARTMENTS
BRICK	ASBESTOS	SPACEHTR	ASBESTOS	1.00STHT	
CONIWALL				'WALL BDRM	

RES - IMP      E      AYB 1922 EYB 1922  
 DIMENSIONS: A-DU16DL1DU24DL3DU19DR6DD5DR22DD52DL8DD2DL16 B-MR2DD8DR21DU10DL7DD2DL14 C-MR2ML3MU32DU8DL3DD8D  
 R3

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV	
A	11 DUPLEX/T 1106 SPACEHTR 0115 ASBESTOS	1390	1.00	64.02	.8912		57.054	1390	1.00	79305						
B	81 PORCH	182	1.00	31.91	.6658		21.245	182	1.00	3866						
C	83 STOOP	24	1.00	14.32	.7695		11.019	24	1.00	264						
			HSF:	1390.00			%COMP: 100		RPCN:	82045 .76		62354 - .90-	=		6236	
										STRUCTURE VALUE:	44.85	OGRCN/HSF		4.48	FMV/HSF	6236

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	2700	2700	100%	UNK		15882LV/AC
OTHERFEAT				12022011		
STRUCTURE	6236	6236	100%	1645 -0464		TV/HSF
TOTAL	8936	8936	100%	8000	0111%	SP/HSF
						APPRaised-VALUE: 8936