

+OWNERSHIP 1009172 2024 1/04/2024
SROA 2502 W VERNON NC LLC

PROPERTY DESCRIPTION
W VERNON AVENUE TRACT 1
CUBE SMART

TAX SUBDIVISIONS
KINSTON
COUNTY/CITY OF KINSTON

MAP NUMBER 451510258473
RECORD NUMBER: 4738
ROUTE 10002000
LISTER: LNLEGLISH 5012023
CARD NO 2

2502 W VERNON AVENUE
KINSTON NC 28504
DEED: 1857 878

2502 W VERNON AV

+-----330-----+
4 0
0A-----330-----+

TOPO	STREET	UTILITY	ZONING	2.670 ACRES	NBHD
			I2		0995

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
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LAND VALUE: 961200

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%-COND%*	OFB-VALU
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OTHER VALUE: 94053

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE	CONBLOCK	NONE	METAL	1.00STHT	
SLAB				9'WALL	
				BDRM	

COMM - IMP C AYB 1988 EYB 2005
DIMENSIONS: A-DR330DU40DL330DD40

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	46 MINI-STO	13200	1.00	26.29	.7352	.92	17.781	13200	1.00	234709				
	4601 NONE							13200						
	4609 CONBLOCK			1.00			1.000	13200		13200				
			HSF:	13200.00			%COMP: 100							
							STRUCTURE VALUE:							
								18.78	QGRCN/HSF	247909	1.00	247909	- .15-	= 210723
												15.96	FMV/HSF	210723

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 W VERNON AVENUE TRACT 1
 CUBE SMART

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
 451510258473 3
 RECORD NUMBER: 4738
 ROUTE 10002000
 LISTER: LNLEGLISH 5012023
 REVIEW:

2502 W VERNON AVENUE
 KINSTON NC 28504
 DEED: 1857 878

2502 W VERNON AV

+-----175-----+
 :
 :
 :
 6 +-18-+
 0 :
 : 3
 : 0
 : :
 +A-----157-----+

TOPO	STREET	UTILITY	ZONING	2.670 ACRES	NBHD
			I2		0995

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
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LAND VALUE: 961200

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

OTHER VALUE: 94053

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE	CONBLOCK	NONE	METAL	1.00STHT	
SLAB				9'WALL	
				BDRM	

COMM - IMP C AYB 1988 EYB 2005
 DIMENSIONS: A-DR157DU30DR18DU30DL175DD60

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	46 MINI-STO	9960	1.00	26.29	.7650	.92	18.502	9960	1.00	184279					
	4601 NONE			1.00			1.000	9960							
	4609 CONBLOCK							9960		9960					
			HSF:	9960.00			%COMP: 100								
							STRUCTURE VALUE:								
								RPCN:		194239	1.00	194239	- .15-	=	165104
								19.50	QGRCN/HSF			16.57	FMV/HSF		165104

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TAX SUBDIVISIONS
KINSTON
COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
451510258473 4
RECORD NUMBER: 4738
ROUTE 10002000
LISTER: LNLEGLISH 5012023
REVIEW:

2502 W VERNON AVENUE
KINSTON NC 28504
DEED: 1857 878

2502 W VERNON AV

+-----230-----+
3
0
+A-----230-----+

TOPO	STREET	UTILITY	ZONING	2.670 ACRES	NBHD
			I2		0995

NOTES:04 CARDS 4 & 5 ARE ATTACHED

#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
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LAND VALUE: 961200

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

OTHER VALUE: 94053

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE	CONBLOCK	NONE	METAL	1.00STHT	
SLAB				9'WALL	
				BDRM	

COMM - IMP C AYB 1991 EYB 2005
DIMENSIONS: A-DR230DU30DL230DD30

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	46 MINI-STO	6900	1.00	26.29	.8217	.92	19.873	6900	1.00	137123				
	4601 NONE			1.00			1.000	6900		6900				
	4609 CONBLOCK							6900						
			HSF:	6900.00			%COMP: 100							
							STRUCTURE VALUE:							
								RPCN:		144023	1.00	144023	-.15-	= 122420
								20.87	QGRCN/HSF			17.74	FMV/HSF	122420

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KINSTON
COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
451510258473 5
RECORD NUMBER: 4738
ROUTE 10002000
LISTER: LNLEGLISH 5012023
REVIEW:

2502 W VERNON AVENUE
KINSTON NC 28504
DEED: 1857 878

2502 W VERNON AV

+-----75-----+
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:
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3
0
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:
+A-----75-----+

TOPO	STREET	UTILITY	ZONING	2.670 ACRES	NBHD
			I2		0995

NOTES:05 CARDS 4 & 5 ARE ATTACHED
05 BLDG HAS CLIMATE CONTROL

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
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LAND VALUE: 961200

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

OTHER VALUE: 94053

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE	PREF-MTL	HEATPUMP	METAL	1.00STHT	
SLAB				9'WALL	
				BDRM	

COMM - IMP B-5 AYB 1996 EYB 2005
DIMENSIONS: A-DR75DU30DL75DD30

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	46 MINI-STO	2250	1.00	26.29	.9238	.92	22.343	2250	1.00	50271					
	4610 HEATPUMP							2250							
	4617 PREF-MTL							2250							
			HSF:	2250.00		%COMP: 100									
						STRUCTURE VALUE:									
								RPCN:		50271 1.18		59696 - .15-			50742
								26.53	QGRCN/HSF			22.55	FMV/HSF		50742

