

+OWNERSHIP 1011473 2024 1/04/2024
 CELIK ERDIM
 CELIK MAURA PETERSEN
 903 WALLACE LANE
 KINSTON NC 28501
 DEED: 1884 329

PROPERTY DESCRIPTION
 903 WALLACE LANE
 LISTED 77500 5/04
 903 WALLACE LN

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
 452505084728 1
 RECORD NUMBER: 4877
 ROUTE 5127000
 LISTER: LNLGLISH 5012023
 REVIEW:

TOPO	STREET	UTILITY	ZONING	.230 ACRES		NBHD	
			RA8			0225	
NOTES:							
#	LAND CLASS	SIZE	* RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	1V LOT	1.20LT	10000		1.00	1.00	10000 12000
LAND VALUE:							12000
#	OTHER FEAT	SIZE	BASERATE	*SIZ%	ADJRATE*	UNITS	*OGR%-COND%=OFB-VALU
60	23CSHD	1*	1	8.00		1	1.00 .01 500
OTHER VALUE:							500
FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD		
BRICK	BRICK	FWA/CAC	COMPSHNG	1.00STHT			
CONIWALL				'WALL 3 BDRM			

RES - IMP D AYB 1957 EYB 1977
 DIMENSIONS: A-DU11DR2DU4DL2DU3DR13DU7DR43DD29DL27DU2DL4DD2DL1DU4DL24 B-MU11MR2MU4ML2MU3DR13DU4DL13DD4 C-MU
 18MD3MR2MD4ML2MD11MR24MD4MR1DU2DR4DD2DR1DD2DL6DU2DR1 D-MD4MR25ML1MU4ML24MU11DR2DU4DL2DD4

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT% =	ADJRATE*	AREA*	%STY =	COST	OG%	OG RCN	-DEPR%-CND% =	FMV
A	01 SINGLE F	1421	1.00	79.84	.8544		68.215	1421	1.00	96933				
	0112 FWA/CAC			2.00			2.000	1421		2842				
	0103 BRICK			3.00			3.000	1421		4263				
	1.00 FULL BTH			3000.00			3000.000			3000				
	1.00 FP			3000.00			3000.000			3000				
	1.00 HALF BTH			1800.00			1800.000			1800				
B	78 UTILITYB	52	1.00	28.50	1.0000		28.500	52	1.00	1482				
C	81 PORCH	20	1.00	31.91	.8101		25.850	20	1.00	517				
D	81 PORCH	8	1.00	31.91	1.0000		31.910	8	1.00	255				
		HSF:		1421.00		%COMP: 100		RPCN:		114092 .86		98119 - .40-	=	39738
		MKT		67.50		STRUCTURE VALUE:		69.04		OGRCN/HSF		27.96	FMV/HSF	39738

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	12000	12000	100%	UNK		52173LV/AC
OTHERFEAT	500	500	100%	05292020		
STRUCTURE	39738	39738	100%	1884-329		TV/HSF
TOTAL	52238	52238	100%	56000	0093%	SP/HSF

APPRAISED-VALUE: 52238