OWNERSHIP 1002485 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
MACK INVESTMENTS LLC	417 E VERNON AVE	KINSTON	452511556612	1
	REVELATION OUTREACH CHURC		RECORD NUMBER: 4888	
417 E VERNON AVE		COUNTY/CITY OF KINSTON	ROUTE 11135000	
KINSTON NC 28501			LISTER: LNLENGLISH 5012023	
DEED: 1842 278	417 E VERNON AV		REVIEW:	

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TOPO	STREET	UTILITY	ZONING	.630 ACRES	NBHD
			I1		0995
			NOTES:		

#	LAND CLASS	SIZE	*	RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	6K FF	196F	140D	400	1.00	.97	1.00	388	76048

LAND VALUE: 76048

#	OTHER FEAT	SIZE		BASERATE	*SIZ%=	ADJRATE*	UNITS	*QGR%	-COND%	=OFB-VALU
60	58CPAVING	125*	60	1.70			7500	1.00	.01	12623
61	50CCL-FENCE	1*	1	10.12			1	1.00	.01	2500
		*								
		*								
		*								
		*								
		*								
		*								

OTHER VALUE: 15123

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE SLAB	BRICK&CB	FWA/CAC	TAR&GRAV	1.00STHT 16'WALL BDRM	

COMM - IMP C AYB 1975 EYB 1942

DIMENSIONS: A-DR55DU70DL55DD70 B-MR55MU60DR10DU10DL10DD10

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG RCN	-DEPR%-CND%=	FMV
A	16 COMMERCI	3850	1.00	35.00	1.0000	1.06	37.100	3850	1.00	142835				
	1612 FWA/CAC			6.14			6.140	3850		23639				
	1607 BRICK&CB			1.25-			1.250-	3850		4812-				
B	78 UTILITYB	100	1.00	28.50	1.0000		28.500	100	1.00	2850				
			HSF:	3850.00		%COMP: 100			RPCN:	164511	1.00	164511	- .75- .17=	34137

STRUCTURE VALUE: 42.73 QGRCN/HSF 8.86 FMV/HSF 34137

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE	125308
LAND			76048	76048	100%	UNK		120711LV/AC		
OTHERFEAT			15123	15123	100%	10262018				
STRUCTURE			34137	34137	100%	1842-278		TV/HSF		
TOTAL			125308	125308	100%	100000	0125%	SP/HSF		
									APPRAISED-VALUE:	125308