OWNERSHIP 1015696 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
STEVEN GASKINS HOLDINGS LLC	130 N QUEEN ST	KINSTON	452563334036	1
	SARAH'S HOUSE OF STYLE		RECORD NUMBER: 5464	
PO BOX 613	UNOCCUPIED 12/16	CNTY/CTY KINSTON/MUNI SVC	ROUTE 63066000	
VANCEBORO NC 28586			LISTER: LNLENGLISH 5012023	
DEED: 1948 300	130 N QUEEN ST		REVIEW:	

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TOPO	STREET	UTILITY	ZONING	.030 ACRES	NBHD
					0331

NOTES:

#	LAND CLASS	SIZE	*	RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	6C FF	15F	75D	200	1.00	.72	1.00	144	2160

LAND VALUE: 2160

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE SLAB	BRICK	FWA/CAC	TAR&GRAV	2.00STHT 12'WALL BDRM	

COMM - IMP C AYB 1901 EYB 1970

DIMENSIONS: A-DR15DU76DL15DD76

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG RCN	-DEPR%	-CND%=	FMV
A	23 RETAIL S	1140	2.00	78.50	.8364	1.00	65.657	2280	1.00	149697					
	2312 FWA/CAC							1140							
	2303 BRICK							1140							

HSF: 2280.00 %COMP: 100 RPCN: 149697 1.00 149697 - .50- .50= 37425

STRUCTURE VALUE: 65.65 QGRCN/HSF 16.41 FMV/HSF 37425

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE 39585
LAND	2160	2160	100%	WD		72000LV/AC
OTHERFEAT			%	08042017		
STRUCTURE	37425	37425	100%	1808-753		TV/HSF
TOTAL	39585	39585	100%	46000	0086%	SP/HSF

APPRAISED-VALUE: 39585