

+OWNERSHIP 1015574
KIM SAM Y

2024 1/04/2024

PROPERTY DESCRIPTION
209 PARK AVE
209 PARK AV

TAX SUBDIVISIONS
KINSTON

COUNTY/CITY OF KINSTON

MAP NUMBER 452540463498
RECORD NUMBER: 5472
ROUTE 40030000
LISTER: LNLEGLISH 5012023
REVIEW:

CARD NO
1

1905 ROUSE RD
KINSTON NC 28504
DEED: 1946 315

209 PARK AV

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+---18---+
+---12---+
8         8         :
F         :         2
+-----26-----+
:         G         :
+---15---+         +---18---+
:         :         :
:         :         :
:         2         :
2         4         3
4         :         2
:         :         :
:         :         :
+--15--EA         :
:         +-----17---+
1         C         B         6
0         :D-9-6---17---+
+-----24-----3
  
```

TOPO	STREET	UTILITY	ZONING	.240 ACRES	NBHD
					0207

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
1	LN LOT	1.10LT	6000	1.00 1.00	6600

LAND VALUE: 6600

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	BRICK	CENTHEAT	COMP SHNG	2.00STHT	
CONIWALL	BRICK	CENTHEAT		'WALL	
	BRICK	CENTHEAT		3 BDRM	

RES - IMP D AYB 1934 EYB 1947

DIMENSIONS: A-DU32DR26DD32DL26 B-MR9DD6DR17DU6DL17 C-MR9ML9DD6DR9DU6DL9 D-MD6DR9DD3DL24DU10DR15DD7 E-MD6MU7
DL15DU24DR15DD24 F-MU1MR14MU31DU8DR12DD8DL12 G-MU32MR14MR12MD7DU20DR18DD20DL18

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	01 SINGLE F	832	2.00	79.84	.8070		64.430	1664	.95	101850				
	0107 CENTHEAT			1.00			1.000	832		832				
	0103 BRICK			3.00			3.000	832		2496				
	1.00 FULL BTH			3000.00			3000.000			3000				
	1.00 HALF BTH			1800.00			1800.000			1800				
B	01 SINGLE F	102	1.00	79.84	.8070		64.430	102	1.00	6571				
	0107 CENTHEAT			1.00			1.000	102		102				
	0103 BRICK			3.00			3.000	102		306				
C	81 PORCH	54	1.00	31.91	.8101		25.850	54	1.00	1395				
D	83 STOOP	177	1.00	14.32	.6261		8.965	177	1.00	1586				
E	01 SINGLE F	360	1.00	79.84	.8070		64.430	360	1.00	23194				
	0107 CENTHEAT			1.00			1.000	360		360				
	0103 BRICK			3.00			3.000	360		1080				
F	81 PORCH	96	1.00	31.91	.7271		23.201	96	1.00	2227				
G	76 GAR FINB	360	1.00	33.17	.7983		26.479	360	1.00	9532				
			HSF:	2126.00		%COMP: 100			RPCN:	156331	.86	134444	-.70-	= 24200
			MKT	60.00		STRUCTURE VALUE:		63.23	OGRCN/HSF			11.38	FMV/HSF	24200

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	6600	6600	100%	WD		27500LV/AC
OTHERFEAT			%	02142022		
STRUCTURE	24200	24200	100%	1946-315		TV/HSF
TOTAL	30800	30800	100%	30000	0102%	SP/HSF

APPRAISED-VALUE: 30800