

+OWNERSHIP 1013950 2024 1/04/2024
 GARCIA JEIMY GISELLE MOLINA

PROPERTY DESCRIPTION
 704 POLLOCK ST
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 704 POLLOCK ST

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER 452509155732
 RECORD NUMBER: 5570
 ROUTE 9140000
 LISTER: LNLEGLISH 5012023
 REVIEW:

2274 BEECHNUT DRIVE
 KINSTON NC 28504

DEED: 1924 422
 +-8--+-7-+6-+
 : : D 7
 1 1 +E10-+
 6 6 : 7
 C : 7 :
 +--8-+ +-10-++35
 : : F3+
 : :
 3 : 2
 2 : 6
 : :
 : :
 : +--12-+
 A 6 :
 +---16---+ 1
 B : 3
 7 :
 +-----26-----+

TOPO	STREET	UTILITY	ZONING	ACRES	NBHD
				.180	0318

NOTES:

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

LAND VALUE: 6000

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	21CBLDGS-NV	1*	1			1	1.00	.01	

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - APARTMENTS
BRICK	VINYL	SPACEHTR	METAL	2.00STHT	
CONIWALL	VINYL	SPACEHTR		'WALL	
	VINYL	SPACEHTR		BDRM	

RES - IMP C AYB 1901 EYB 1966
 DIMENSIONS: A-DU32DR9DU16DR7DD16DR12DD26DL12DD6DL16 B-MR1DD7DR26DU13DL11DD6DL15 C-MR1MU32DU16DR8DD16DL8 D-MU
 32MR1MR15MU7DU7DR6DD7DL6 E-MU39MR16DR10DD7DL10DU7 F-MU39MR16MD7MR12DD5DR3DU5DL3

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV		
A	11 DUPLEX/T	936	2.00	64.02	.8209		52.554	1872	.95	93461							
	1106 SPACEHTR							936									
	1102 VINYL			1.00			1.000	936		936							
B	81 PORCH	248	1.00	31.91	.6654		21.232	248	1.00	5265							
C	11 DUPLEX/T	128	1.00	64.02	.8209		52.554	128	1.00	6726							
	1106 SPACEHTR							128									
	1102 VINYL			1.00			1.000	128		128							
D	81 PORCH	42	1.00	31.91	.8101		25.850	42	1.00	1085							
E	11 DUPLEX/T	70	1.00	64.02	.8209		52.554	70	1.00	3678							
	1106 SPACEHTR							70									
	1102 VINYL			1.00			1.000	70		70							
F	81 PORCH	15	1.00	31.91	.8101		25.850	15	1.00	387							
										HSF:	2070.00	%COMP: 100	RPCN:	111736 1.00	111736 - .60- = 33521		
										MKT	75.00	STRUCTURE VALUE:	53.97	OGRCN/HSF	16.19	FMV/HSF	33521

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	6000	6000	100%	WD		33333LV/AC
OTHERFEAT			%	07282021		
STRUCTURE	33521	33521	100%	1924-422		TV/HSF
TOTAL	39521	39521	100%	40000	0098%	SP/HSF

APPRAISED-VALUE: 39521