

+OWNERSHIP 1012461
PRIDGEN ALBERT

2024 1/04/2024

PROPERTY DESCRIPTION
627 EAGLE RD
627 EAGLE RD

TAX SUBDIVISIONS
KINSTON
COUNTY/CITY OF KINSTON

MAP NUMBER
453509054439
RECORD NUMBER: 5855
ROUTE 9105000
LISTER: LNLGLISH 5012023
REVIEW:

703 HERBERT DR
KINSTON NC 28501
DEED: 1898 587

+---23---+-----39-----+-----31-----+
5 :
+---23---D+ :
: 2 :
: 9 :
2 :
4 :
: A :
: +-----32-----B-65 :
+---23---C+ +---11---+-----32-----+

627 EAGLE RD TOPO STREET UTILITY ZONING .310 ACRES NBHD
RA8 0217

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	1V LOT	1.00LT	10000		1.00	1.00	10000

LAND VALUE: 10000

#	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	GAS-PACK	LAMSHNGL	1.00STHT	
CONIWALL				'WALL 3 BDRM	

RES - IMP C AYB 1972 EYB 1982
DIMENSIONS: A-DU29DR39DD4DR31DD29DL32DU5DL6DD1DL32 B-MR32DU1DR6DD5DL11DU4DR5 C-MR32ML32MD4DL23DU24DR23DD24 D-MD
4MU24DL23DU5DR23DD5

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	01 SINGLE F	2028	1.00	79.84	.8112		64.766	2028	1.00	131345				
	0111 GAS-PACK			2.00			2.000	2028		4056				
	0103 BRICK			3.00			3.000	2028		6084				
	2.00 FULL BTH			3000.00			3000.000			6000				
	1.00 FP			3000.00			3000.000			3000				
	1.00 HALF BTH			1800.00			1800.000			1800				
B	81 PORCH	50	1.00	31.91	.8101		25.850	50	1.00	1292				
C	76 GAR FINB	552	1.00	33.17	.7030		23.318	552	1.00	12871				
D	82 PORCH-EN	115	1.00	66.03	.5837		38.541	115	1.00	4432				
			HSF:	2028.00			%COMP: 100			170880	1.00	170880	-.35-	77750
			MKT	70.00			STRUCTURE VALUE:			84.26	OGRCN/HSF	38.33	FMV/HSF	77750

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	WD		87750
OTHERFEAT				11092020		32258LV/AC
STRUCTURE	77750	77750	100%	1898-587		TV/HSF
TOTAL	87750	87750	100%	119000	0073%	SP/HSF

APPRaised-VALUE: 87750