

+OWNERSHIP 1011921
DOBBS LLC

2024 1/04/2024

PROPERTY DESCRIPTION
506 LARKSPUR RD
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TAX SUBDIVISIONS
KINSTON
COUNTY/CITY OF KINSTON

MAP NUMBER
452614427928
RECORD NUMBER: 5927
ROUTE 14011000
LISTER: LNLEGLISH 5012023
REVIEW:

1934 HWY 70 E
KINSTON NC 28501
DEED: 1891 613

506 LARKSPUR RD

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+-----32-----+-----10-----+
:                                     B         4
:                                     4---10---+
:                                     :
:                                     :
:                                     :
:                                     :
2                                     :
7                                     :
:                                     :
:                                     :
:                                     :
:                                     :
:                                     :
A                                     :
+-----16-----+-----7-----+
:         C         4
:         4         :
+--4--+-----19-----+

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TOPO	STREET	UTILITY	ZONING	.220 ACRES	NBHD
			RA6		0202

#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
1	1L LOT	1.00LT	5000	1.00 1.00	5000

LAND VALUE: 5000

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%-COND%=OFB-VALU
60	01CDETGAR-F	1*	19.11	1		1	1.00 .01 1500

OTHER VALUE: 1500

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	VINYL	CENTHEAT	COMP SHNG	1.00STHT	
CONIWALL				'WALL	
				2 BDRM	

RES - IMP D AYB 1953 EYB 1957
DIMENSIONS: A-DU27DR32DD4DR10DD23DL7DD4DL19DU4DL16 B-MR32MU23DU4DR10DD4DL10 C-MU23MR32MU4ML32MD27MR16DD4DL4
DU4DR4

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1170	1.00	79.84	.8834		70.530	1170	1.00	82520				
	0107 CENTHEAT			1.00			1.000	1170		1170				
	0102 VINYL							1170						
	1.00 FULL BTH			3000.00			3000.000			3000				
B	82 PORCH-EN	40	1.00	66.03	.6651		43.916	40	1.00	1756				
C	81 PORCH	16	1.00	31.91	.8101		25.850	16	1.00	413				
			HSF:	1170.00			%COMP: 100			88859	.86	76418	-.60-	19105
			MKT	62.50			STRUCTURE VALUE:			65.31	OGRCN/HSF	16.32	FMV/HSF	19105

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	5000	5000	100%			22727LV/AC
OTHERFEAT	1500	1500	100%	00000000		
STRUCTURE	19105	19105	100%	-		TV/HSF
TOTAL	25605	25605	100%		0000%	SP/HSF
						APPRAISED-VALUE: 25605