

+OWNERSHIP 10925 2024 1/04/2024  
 AVILES JUAN & JOHAN MARI

PROPERTY DESCRIPTION  
 1112 DUNN RD  
 CAN NOT DIVIDE PROPERTY  
 1112 DUNN RD

TAX SUBDIVISIONS  
 KINSTON  
 COUNTY/CITY OF KINSTON

MAP NUMBER  
 453603100993  
 RECORD NUMBER: 6167  
 ROUTE 3060000  
 LISTER: LNLEGLISH 5012023  
 REVIEW:

1901 CAMBRIDGE DR  
 KINSTON NC 28504  
 DEED: 1685 395

```

+---14---+
1      :
1      1
:      1
C4-D6-EF--14---+
++-4--65-----40-----+
:
:
:
:
2      2
8      8
:
:
:
A
++-8-2      +-----16---+
B  +-----16---2
4-6-+
  
```

TOPO STREET UTILITY ZONING .540 ACRES NBHD  
 RA6 0221

NOTES:

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

LAND VALUE: 10000

#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%	-COND%=	OFB-VALU
60	27CSTGBLD	1* 1	10.00			1	1.00	.01	1500
61	21CBLDGS-NV	1* 1				1	1.00	.01	

OTHER VALUE: 1500

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

RES - IMP D AYB 1955 EYB 1982  
 DIMENSIONS: A-DU28DR40DD28DL16DD2DL16DU2DL8 B-MR2DD4DR6DU4DL6 C-MR2MU28DU5DR4DD5DL4 D-MU28MR2MR4DU5DR6DD5D  
 L6 E-MU28MR6MR6DU5DR14DD5DL14 F-MU28MR12MU5DR14DU11DL14DD11

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-	CND%=	FMV
A	01 SINGLE F	1152	1.00	79.84	.8834		70.530	1152	1.00	81250					
	0110 HEATPUMP			2.00			2.000	1152		2304					
	0102 VINYL							1152							
	1.00 FULL BTH			3000.00			3000.000			3000					
B	81 PORCH	24	1.00	31.91	.8101		25.850	24	1.00	620					
C	01 SINGLE F	20	1.00	79.84	.8834		70.530	20	1.00	1410					
	0110 HEATPUMP			2.00			2.000	20		40					
	0102 VINYL							20							
D	01 SINGLE F	30	1.00	79.84	.8834		70.530	30	1.00	2115					
	0110 HEATPUMP			2.00			2.000	30		60					
	0102 VINYL							30							
E	81 PORCH	70	1.00	31.91	.7271		23.201	70	1.00	1624					
F	84 WOOD DEC	154	1.00	23.27	.5479		12.749	154	1.00	1963					
				HSF: 1202.00			%COMP: 100			RPCN: 94386	.86	81171	- .35-	=	36933
				MKT 70.00			STRUCTURE VALUE:			67.52	OGRCN/HSF	30.72	FMV/HSF		36933

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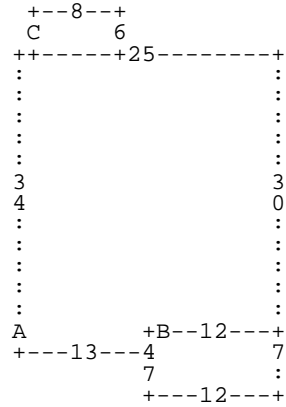
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1110 DUNN RD



TOPO STREET UTILITY ZONING .540 ACRES NBHD  
 RA6 0221

# LAND CLASS SIZE \* RATE \*SIZ%\*DPT%\*ADJ% =LND-VALUE

LAND VALUE: 10000

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

OTHER VALUE: 1500

FNDATION XTRFNISH HEAT&AIR ROOFMTRL SIZE/QTY DPRT:DEPR - RESIDENTIAL - STD  
 CONC-BLK VINYL GAS-PACK COMPSHNG 1.00STHT  
 CONIWALL 'WALL  
 2 BDRM

RES - IMP D AYB 1956 EYB 1982  
 DIMENSIONS: A-DU34DR25DD30DL12DD4DL13 B-MR13MU4DR12DD7DL12DU7 C-MU4MR13ML11MU30DU6DR8DD6DL8

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	802	1.00	79.84	.9495		75.808	802	1.00	60798				
	0111 GAS-PACK			2.00			2.000	802		1604				
	0102 VINYL							802						
	1.00 FULL BTH			3000.00			3000.000			3000				
B	81 PORCH	84	1.00	31.91	.7271		23.201	84	1.00	1948				
C	81 PORCH	48	1.00	31.91	.8101		25.850	48	1.00	1240				
	HSF:			802.00			%COMP: 100	RPCN:		68590	.86	58987	-.35-	= 26839
	MKT			70.00			STRUCTURE VALUE:		73.54	QGRCN/HSF		33.46	FMV/HSF	26839

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	UNK		18518LV/AC
OTHERFEAT	1500	1500	100%	04042013		
STRUCTURE	63772	63772	100%	1685 -0395		TV/HSF
TOTAL	75272	75272	100%	55000	0136%	SP/HSF
						APPRAISED-VALUE: 75272