

+OWNERSHIP 1014689 2024 1/04/2024  
 WASHINGTON MICHAEL JEROME  
 JAMES JADA VANKESHA  
 1002 W LENOIR AVE  
 KINSTON NC 28501  
 DEED: 1931 285

PROPERTY DESCRIPTION  
 1002 W LENOIR AVE  
 1002 W LENOIR AV  
 1002 W LENOIR AV

TAX SUBDIVISIONS  
 KINSTON  
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO  
 451512955676 1  
 RECORD NUMBER: 6567  
 ROUTE 12067000  
 LISTER: LNLGLISH 5012023  
 REVIEW:

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+-----20-----+
:
:
1 1-----21-----+
4 4 8
: : D
+-----20-----E+-----+8--+
: : C 6
: : 6-8--+
: :
: :
2 :
6 : 2
: : 0
: :
: :
A :
+--10-4 +--10-----11--+
+-1B1--3
4 4
+--7--+
  
```

TOPO	STREET	UTILITY	ZONING	.230 ACRES	NBHD
			RO		0303

NOTES:01 ADDITION FOR 1999

#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE
1	1R LOT	1.00LT	8000	1.00 1.00	8000

LAND VALUE: 8000

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

RES - IMP D AYB 1948 EYB 1967  
 DIMENSIONS: A-DU26DR34DD6DR8DD20DL11DD1DL10DD3DL11DU4DL10 B-MR13MD4DR7DD4DL7DU4 C-MD4MR13MR21MU24DU6DR8DD6  
 DL8 D-MU20MR34MR8MU6DU8DL21DD8DR21 E-MU26MR42ML22DL20DU14DR20DD14

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1098	1.00	79.84	.8595		68.622	1098	1.00	75346					
	0111 GAS-PACK			2.00			2.000	1098		2196					
	0102 VINYL							1098							
	1.00 FULL BTH			3000.00			3000.000			3000					
B	81 PORCH	28	1.00	31.91	.8101		25.850	28	1.00	723					
C	82 PORCH-EN	48	1.00	66.03	.6651		43.916	48	1.00	2107					
D	81 PORCH	168	1.00	31.91	.6658		21.245	168	1.00	3569					
E	01 SINGLE F	280	1.00	79.84	.8595		68.622	280	1.00	19214					
	0111 GAS-PACK			2.00			2.000	280		560					
	0102 VINYL							280							

HSF: 1378.00 %COMP: 100 RPCN: 106715 .86 91774 - .50- = 25237  
 MKT 55.00 STRUCTURE VALUE: 66.59 OGRCN/HSF 18.31 FMV/HSF 25237

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 451512955676 2  
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 REVIEW:

TOPO	STREET	UTILITY	ZONING	.230 ACRES		NBHD
			RO			0303
NOTES:02 CARPORT FOR 1995						
#	LAND CLASS	SIZE	* RATE	*SIZ*	DPT*	ADJ% =LND-VALUE
LAND VALUE:						8000
#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS *OGR%-COND%=OFB-VALU

+A-----+29-+-----+22-----+  
 B 4  
 4-5-+

RES - IMP D AYB 1980 EYB 1980  
 DIMENSIONS: A-DR29DU24DL29DD24 B-MR13DD4DR5DU4DL5 C-MR13MR16DU24DR22DD24DL22

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	696	1.00	79.84	.9567		76.382	696	1.00	53161				
	0106 SPACEHTR							696						
	0102 VINYL							696						
	1.00 FULL BTH			3000.00			3000.000			3000				
B	81 PORCH	20	1.00	31.91	.8101		25.850	20	1.00	517				
C	79 CARPORT-	528	1.00	17.50	1.0000		17.500	528	1.00	9240				
	HSF:			696.00			%COMP: 100	RPCN:		65918	.86	56689	-.37-.15=	16696
	MKT			55.00			STRUCTURE VALUE:	81.44	QGRCN/HSF			23.98	FMV/HSF	16696

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	8000	8000	100%	WD		49933
OTHERFEAT			%	09292021		
STRUCTURE	41933	41933	100%	1931-285		
TOTAL	49933	49933	100%	79000	0063%	
						34782LV/AC
						TV/HSF
						SP/HSF
						APPRaised-VALUE: 49933