

+OWNERSHIP 1017874 2024 1/04/2024
 RODRIGUEZ SALVADOR TORRES
 CASTRO MARIA ADELA OQUENDO
 1313 MEWBORNE AVE
 KINSTON NC 28501
 DEED: 1965 896

PROPERTY DESCRIPTION
 1313 MEWBORNE AVE
 1313 MEWBORNE AV
 1313 MEWBORNE AV

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
 453501192435 1
 RECORD NUMBER: 6724
 ROUTE 1094000
 LISTER: LNLEGLISH 5012023
 REVIEW:

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+-----24-----+
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1 1
2 2
C :
+-----54+-----+
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2 2
5 5
:
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A :
+-----+54+-----+
B 4
4-6-+
  
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TOPO	STREET	UTILITY	ZONING	ACRES	NBHD
			RA6	.340	0221

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

LAND VALUE: 10000

#	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 - RESIDENTIAL - STD
BRICK	BRICK	FWA/CAC	COMP SHNG	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	

RES - IMP D AYB 1961 EYB 1972
 DIMENSIONS: A-DU25DR54DD25DL54 B-MR24DD4DR6DU4DL6 C-MR24ML24MU25MR30DU12DR24DD12DL24

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1350	1.00	79.84	.8654		69.093	1350	1.00	93275					
	0112 FWA/CAC			2.00			2.000	1350		2700					
	0103 BRICK			3.00			3.000	1350		4050					
	1.00 FULL BTH			3000.00			3000.000			3000					
	1.00 HALF BTH			1800.00			1800.000			1800					
B	83 STOOP	24	1.00	14.32	.7695		11.019	24	1.00	264					
C	80 CANOPY	288	1.00	10.00	1.0000		10.000	288	1.00	2880					
			HSF:	1350.00			%COMP: 100			107969	.86	92853	-.45-	=	35749
			MKT	70.00			STRUCTURE VALUE:			68.78	OGRCN/HSF	26.48	FMV/HSF		35749

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	WD		29411LV/AC
OTHERFEAT			%	08292022		
STRUCTURE	35749	35749	100%	1965-896		TV/HSF
TOTAL	45749	45749	100%	150000	0030%	SP/HSF

APPRAISED-VALUE: 45749