

+OWNERSHIP 1002759      2024 1/04/2024  
 KOONCE LEE V  
 KOONCE VIRGINIA B  
 618 GIRL SCOUT RD  
 KINSTON NC 28501  
 DEED: 1804 671

PROPERTY DESCRIPTION  
 618 GIRL SCOUT RD  
 L134900 7/14  
 618 GIRL SCOUT RD

TAX SUBDIVISIONS  
 KINSTON  
 COUNTY/CITY OF KINSTON

MAP NUMBER      CARD NO  
 453509153475      1  
 RECORD NUMBER: 6788  
 ROUTE 9035000  
 LISTER: LNLGLISH 5012023  
 REVIEW:

TOPO      STREET      UTILITY      ZONING      .390 ACRES      NBHD  
 1      1           RA8           0217  
 3      3  
 D      :

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

#	OTHER FEAT	SIZE	BASERATE	*SIZ%	ADJRATE*	UNITS	*OGR%	-COND%	=OFB-VALU
60	18CBRK-BLDG	1* 1	17.50			1	1.00	.01	1000
61	18CBRK-BLDG	1* 1	17.50			1	1.00	.01	500
62	32CPATIO	1* 1	5.00			1	1.00	.01	500

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR	- RESIDENTIAL	- STD
BRICK	BRICK	FWA/CAC	LAMSHNGL	1.00STHT			
CONIWALL				'WALL 4 BDRM			

RES - IMP      C      AYB 1972 EYB 1982  
 DIMENSIONS: A-DU15DL20DU12DR80DD3DL31DU6DL29 B-DR29DD6DL29DU6 C-MD6DL20DU21DR20DD21 D-MD6MR4MU33DU13DR10DD13DL

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%	= ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%	-CND% =	FMV
A	01 SINGLE F	2046	1.00	79.84	.8112		64.766	2046	1.00	132511					
	0112 FWA/CAC			2.00			2.000	2046		4092					
	0103 BRICK			3.00			3.000	2046		6138					
	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	174	1.00	31.91	.6658		21.245	174	1.00	3696					
C	79 CARPORT-	420	1.00	17.50	1.0000		17.500	420	1.00	7350					
D	85 PATIO-BR	130	1.00	7.50	1.0000		7.500	130	1.00	975					
		HSF:		2046.00			%COMP: 100	RPCN:		165562	1.00	165562	-.35-	=	75331
		MKT		70.00			STRUCTURE VALUE:	80.91	OGRCN/HSF	36.81	FMV/HSF				75331

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	10000	10000	100%	WD		25641LV/AC
OTHERFEAT	2000	2000	100%	06092017		
STRUCTURE	75331	75331	100%	1804-671		TV/HSF
TOTAL	87331	87331	100%	95000	0091%	SP/HSF

APPRAISED-VALUE: 87331