

+OWNERSHIP 1009608  
RTS INVESTMENTS LLC

2024 1/04/2024

PROPERTY DESCRIPTION  
302 E LENOIR ST  
302 E LENOIR AV

TAX SUBDIVISIONS  
KINSTON  
COUNTY/CITY OF KINSTON

MAP NUMBER  
452548456439  
RECORD NUMBER: 7080  
ROUTE 48028000  
LISTER: LNLEGLISH 5012023  
CARD NO  
1  
REVIEW:

PO BOX 3078  
GREENVILLE NC 27836  
DEED: 1861 244

302 E LENOIR AV

+++16+++  
8 8  
+2 +6-+  
:  
1 :  
4 :  
+ :  
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:  
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3 :  
3 :  
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:  
A 2+  
++---23---4  
B 6  
6---20---+

TOPO	STREET	UTILITY	ZONING	.110 ACRES	NBHD
					0205

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	1H LOT	1.00LT	3000		1.00	1.00	3000

LAND VALUE: 3000

#	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	SPACEHTR	METAL	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	

RES - IMP E AYB 1901 EYB 1947  
DIMENSIONS: A-DU33DR1DU14DR2DU8DR16DD8DR6DD43DL2DD4DL23 B-MR2DD6DR20DU6DL20

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1281	1.00	79.84	.8714		69.572	1281	1.00	89121				
	0106 SPACEHTR							1281						
	0102 VINYL							1281						
	1.00 FULL BTH			3000.00			3000.000			3000				
	1.00 FP			3000.00			3000.000			3000				
B	81 PORCH	120	1.00	31.91	.6921		22.084	120	1.00	2650				
			HSF:	1281	1.00		%COMP: 100			97771	.76	74305	-.70-	= 18836
			MKT	84.50			STRUCTURE VALUE:			58.00	OGRCN/HSF	14.70	FMV/HSF	18836

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	3000	3000	100%	UNK		27272LV/AC
OTHERFEAT			%	07192019		
STRUCTURE	18836	18836	100%	1861-244		TV/HSF
TOTAL	21836	21836	100%	3000	0727%	SP/HSF

APPRAISED-VALUE: 21836