

+OWNERSHIP 1020333 2024 1/04/2024
 KINSTON NEUSE HOLDINGS LLC

PROPERTY DESCRIPTION
 209/211 SOUTH QUEEN ST
 BLDG UNOC 2/06

TAX SUBDIVISIONS
 KINSTON
 CNTY/CTY KINSTON/MUNI SVC

MAP NUMBER 452571324024
 CARD NO 2
 RECORD NUMBER: 7209
 ROUTE 71048010
 LISTER: LNIBRASW 10042023
 REVIEW:

213 S QUEEN STREET
 KINSTON NC 28501
 DEED: 2002 17

211 S QUEEN ST

TOPO	STREET	UTILITY	ZONING	ACRES	NBHD		
			B2		0331		
NOTES:							
#	LAND CLASS	SIZE	* RATE	*SIZ%*DPT%*ADJ%	=LND-VALUE		
		F	D				
LAND VALUE:					7524		
#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%-COND%=OFB-VALU
		*					
		*					
		*					
		*					
		*					
		*					
OTHER VALUE:							
FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL		
CONCRETE	BRICK	NONE	METAL	1.00STHT			
SLAB				'WALL			
				BDRM			

COMM - IMP D AYB 1901 EYB 1940
 DIMENSIONS: A-DU75DR16DD75DL1DU5DL4DD5DL11 B-MR11DU5DR4DD5DL4

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	23 RETAIL S	1180	1.00	78.50	.9470		74.339	1180	1.00	87720				
	2301 NONE			6.14-			6.140-	1180		7245-				
	2303 BRICK							1180						
B	81 PORCH	20	1.00	31.91	.8101		25.850	20	1.00	517				
			HSF:	1180.00			%COMP: 100			80991	.86	69652	-.77-.50=	8010
							STRUCTURE VALUE:			59.02	QGRCN/HSF	6.78	FMV/HSF	8010

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	7524	7524	100%	WD		24684
OTHERFEAT			%	10032023		LV/AC
STRUCTURE	17160	17160	100%	2002- 17		TV/HSF
TOTAL	24684	24684	100%	10000	0246%	SP/HSF
APPRaised-VALUE:						24684