OWNERSHIP 1019406 2024 1/09/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
CLARK PROPERTIES OF LENOIR	LOT 1	KINSTON	452563326749	1
COUNTY LLC			RECORD NUMBER: 7494	
1981 BROOKSTONE DR	109 N QUEEN ST	CNTY/CTY KINSTON/MUNI SVC	ROUTE 63009000	
LAGRANGE NC 28551			LISTER: LNLHOLLO 1022024	
DEED: 1988 709	109 N QUEEN ST		REVIEW:	

```
+--33--+
:      :
:      :
:      :
:      :
:      :
1      1
1      1
8      8
:      :
:      :
:      :
:      :
:      :
A      :
+--33--+
B      0
2--33--+
```

TOPO	STREET	UTILITY	ZONING	.110 ACRES	NBHD
					0331

NOTES:01 RN7495 C/W THIS RECORD
01 FOR 2010

#	LAND CLASS	SIZE	*	RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	6C FF	35F	139D	200	1.00	.97	1.00	194	6824

LAND VALUE: 6824

#	OTHER FEAT	SIZE	BASERATE	*SIZ%=	ADJRATE*	UNITS	*QGR%	-COND%	=OFB-VALU
		*							
		*							
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - COMMERCIAL
CONCRETE SLAB	BRICK	FWA/CAC	TAR&GRAV	1.00STHT 'WALL BDRM	

COMM - IMP C AYB 1901 EYB 1950

DIMENSIONS: A-DU118DR33DD118DL33 B-DD20DR33DU20DL33

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG RCN	-DEPR%-CND%=	FMV
A	23 RETAIL S	3894	1.00	78.50	.7990		62.721	3894	1.00	244235				
	2312 FWA/CAC							3894						
	2303 BRICK							3894						
B	80 CANOPY	660	1.00	10.00	1.0000		10.000	660	1.00	6600				

HSF: 3894.00 %COMP: 100 RPCN: 250835 1.00 250835 - .67- .50= 41388

STRUCTURE VALUE: 64.41 QGRCN/HSF 10.62 FMV/HSF 41388

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE	48212
LAND			6824	11058	61%	WD		62036LV/AC		
OTHERFEAT					%	05122023				
STRUCTURE			41388	67562	61%	1988-709		TV/HSF		
TOTAL			48212	78620	61%	90000	0053%	SP/HSF		
									APPRAISED-VALUE:	48212