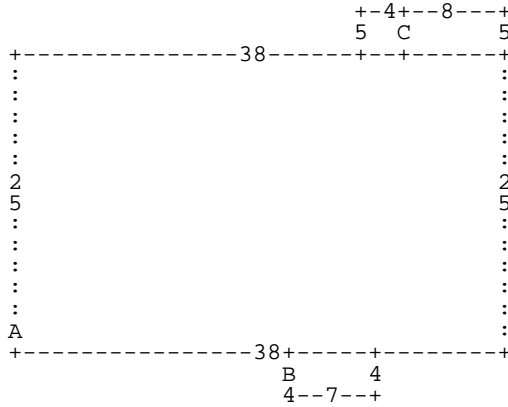


+OWNERSHIP 1009727 2024 1/04/2024
 CAMERON SKY REALTY & RENTAL
 GROUP LLC
 2514 LANGSHIRE CT NW
 CONCORD NC 28027
 DEED: 1990 339

PROPERTY DESCRIPTION
 1107 FERNDAL LANE
 RENTAL PROPERTY
 1107 FERNDAL LN

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
 452615731957 1
 RECORD NUMBER: 8016
 ROUTE 15024000
 LISTER: LNI BRASW 6022023
 REVIEW:



TOPO STREET UTILITY ZONING .270 ACRES NBHD
 RA6 0202

NOTES:

#	LAND CLASS	SIZE	* RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	1L LOT	1.00LT	5000		1.00	1.00	5000

LAND VALUE: 5000

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
CONC-BLK	VINYL	GAS-PACK	COMP SHNG	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	

RES - IMP D AYB 1953 EYB 1957
 DIMENSIONS: A-DU25DR38DD25DL38 B-MR21DD4DR7DU4DL7 C-MR21MR9MU25DU5DR8DD5DL8 D-MU25MR30DU5DL4DD5DR4

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	%STY=	COST	OG%	OG RCN	-DEPR%-CND%*	FMV
A	01 SINGLE F	950	1.00	79.84	.9217		73.588	950	1.00	69908				
	0111 GAS-PACK			2.00			2.000	950		1900				
	0102 VINYL							950						
	1.00 FULL BTH			3000.00			3000.000			3000				
B	83 STOOP	28	1.00	14.32	.7695		11.019	28	1.00	308				
C	77 UTILITY	40	1.00	27.50	1.0000		27.500	40	1.00	1100				
D	81 PORCH	20	1.00	31.91	.8101		25.850	20	1.00	517				
	HSF:			950.00			%COMP: 100			76733	.86	65990	-.60-	= 16497
	MKT			62.50			STRUCTURE VALUE:			69.46	OGRCN/HSF	17.36	FMV/HSF	16497

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	5000	5000	100%	WD		21497
OTHERFEAT			%	09092021		18518LV/AC
STRUCTURE	16497	16497	100%	1927-714		TV/HSF
TOTAL	21497	21497	100%	160000	0013%	SP/HSF
APPRaised-VALUE:						21497