

+OWNERSHIP 1011784
DOBBS LLC

2024 1/04/2024

PROPERTY DESCRIPTION
600 DIXON ST
L/29900 2/15

TAX SUBDIVISIONS
KINSTON
COUNTY/CITY OF KINSTON

MAP NUMBER
452619505881
RECORD NUMBER: 8425
ROUTE 19210000
LISTER: LNLEGLISH 5012023
REVIEW:

CARD NO
1

PO BOX 71
DOVER NC 28526
DEED: 1937 776

600 DIXON ST

```

+-----14-----+
4             4
+C-----+---35-----+
:
:
:
:
:
2             2
5             5
:
:
:
:
A
+-----+---35-----+
B             :
5             5
+-----17-----+
  
```

TOPO	STREET	UTILITY	ZONING	ACRES	NBHD
			RA5	.130	0203

NOTES:01 TOTALLY RENOVATED & UPDAT
01 IN 2005/FIRE DAMAGE

#	LAND CLASS	SIZE	*RATE	*SIZ%*	DPT%*	ADJ%	=LND-VALUE
1	1J LOT	1.00LT	4000		1.00	1.00	4000

LAND VALUE: 4000

#	OTHER FEAT	SIZE	BASERATE*	SIZ%*	ADJRATE*	UNITS	*OGR%*	COND%*	OFB-VALU
60	21CBLDGS-NV	1*	1			1	1.00	.01	

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	VINYL	HEATPUMP	COMP SHNG	1.00STHT	
CONIWALL				'WALL 2 BDRM	

RES - IMP D AYB 1953 EYB 1967
DIMENSIONS: A-DU25DR35DD25DL35 B-DD5DR17DU5DL17 C-MU25DR14DU4DL14DD4

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	CND%*	FMV
A	01 SINGLE F	875	1.00	79.84	.9310		74.331	875	1.00	65039					
	0110 HEATPUMP			2.00			2.000	875		1750					
	0102 VINYL							875							
	1.00 FULL BTH			3000.00			3000.000			3000					
B	81 PORCH	85	1.00	31.91	.7271		23.201	85	1.00	1972					
C	81 PORCH	56	1.00	31.91	.8101		25.850	56	1.00	1447					
	HSF:			875.00			%COMP: 100	RPCN:		73208	.86	62958	-.50-	=	17313
	MKT			55.00			STRUCTURE VALUE:			71.95	OGRCN/HSF		19.78	FMV/HSF	17313

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	4000	4000	100%	WD		30769LV/AC
OTHERFEAT			%	11232021		
STRUCTURE	17313	17313	100%	1937-776		TV/HSF
TOTAL	21313	21313	100%	14500	0146%	SP/HSF

APPRAISED-VALUE: 21313