

+OWNERSHIP 34068 2024 1/04/2024
 SPENCE DENNY M & BRENDA R

PROPERTY DESCRIPTION
 SR 1743
 2139 WOLF LN

TAX SUBDIVISIONS
 KINSTON
 COUNTY/HUGO FIRE

MAP NUMBER CARD NO
 452704902998 1
 RECORD NUMBER: 9126
 ROUTE 4004000
 LISTER: LNLEGLISH 5012023
 REVIEW:

2139 WOLF LN
 KINSTON NC 28501
 DEED: 1757 724

2139 WOLF LN

+-16+-----40-----+16--+
 F--24G--+-----48--H-----+
 : : :
 : : :
 3 3 3
 1 1 1
 : A :
 : :B86 :
 +--24--E--8+-----40-----+
 1 6
 6 D
 +--24--C+
 : : :
 2 : :
 8 2 :
 : 8 :
 : : :
 +--24-----+

TOPO STREET UTILITY ZONING 5.730 ACRES NBHD
 0995

NOTES:01 DETACHED GARAGE FOR 2010

#	LAND CLASS	SIZE	* RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	13MBS-PAVED	1.00AC	20000	1.00	1.00	1.00	20000
2	9C LAND	4.73AC	5000	1.00	1.00	1.00	23650

LAND VALUE: 43650

#	OTHER FEAT	SIZE	BASERATE*	SIZ%=	ADJRATE*	UNITS	*OGR%	-COND%*	OFB-VALU
60	46CPOOL-CON	1* 1	40.00			1	1.00	.01	7500
61	01CDETGAR-F	36* 24	19.11			864	1.00	.19	13374

OTHER VALUE: 20874

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/OTY	DPRT:DEPR - RESIDENTIAL - STD
BRICK	VINYL	GAS-PACK	COMP SHNG	1.00STHT	
CONIWALL	VINYL	GAS-PACK		'WALL	
	VINYL	GAS-PACK		4 BDRM	

RES - IMP B AYB 1978 EYB 2005

DIMENSIONS: A-DU25DR48DD31DL40DU6DL8 B-DR8DD6DL8DU6 C-MD22DL24DD28DR24DU28 D-MD22DU16DL24DD16DR24 E-MD22MU16D

L24DU31DR24DD31 F-MD6MU31ML24DU10DR16DD10DL16 G-MU25ML24MR16DU10DR40DD10DL40 H-MU25ML8MR40DU10DR16DD

10DL16

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT% =	ADJRATE*	AREA*%STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	1440	1.00	79.84	.7714		61.588	1440 1.00	88686				
	0111 GAS-PACK			2.00			2.000	1440	2880				
	0102 VINYL							1440					
	3.00 FULL BTH			3000.00			3000.000		9000				
	3.00 FP			3000.00			3000.000		9000				
	1.00 HALF BTH			1800.00			1800.000		1800				
B	81 PORCH	48	1.00	31.91	.8101		25.850	48 1.00	1240				
C	75 GAR FINF	672	1.00	29.97	.7090		21.248	672 1.00	14278				
D	01 SINGLE F	384	1.00	79.84	.7714		61.588	384 1.00	23649				
	0111 GAS-PACK			2.00			2.000	384	768				
	0102 VINYL							384					
E	01 SINGLE F	744	1.00	79.84	.7714		61.588	744 1.00	45821				
	0111 GAS-PACK			2.00			2.000	744	1488				
	0102 VINYL							744					
F	84 WOOD DEC	160	1.00	23.27	.5479		12.749	160 1.00	2039				
F	84 WOOD DEC	160	1.00	23.27	.5479		12.749	160 1.00	2039				
G	84 WOOD DEC	400	1.00	23.27	.4929		11.469	400 1.00	4587				
H	81 PORCH	160	1.00	31.91	.6921		22.084	160 1.00	3533				
I	06 BASEMENT	450	1.00	26.56	.6033		16.023	450 1.00	7210				
	0610 HEATPUMP			2.00			2.000	450	900				
	0602 VINYL							450					

HSF: 3018.00 %COMP: 100 RPCN: 218918 1.25 273647 - .12- = 240810
 STRUCTURE VALUE: 90.67 OGRCN/HSF 79.79 FMV/HSF 240810

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	43650	43650	100%	UNK		305334
OTHERFEAT	20874	20874	100%	10082015		
STRUCTURE	240810	240810	100%	1757 -0724		
TOTAL	305334	305334	100%	309500	0098%	
						7617LV/AC
						TV/HSF
						SP/HSF
						APPRAISED-VALUE: 305334