OWNERSHIP 1012439 2024 1/04/2024	PROPERTY DESCRIPTION	TAX SUBDIVISIONS	MAP NUMBER	CARD NO
PEREZ FRANCISCA	706 E LENOIR AVE	KINSTON	452511750446	1
	706 E LENOIR AV		RECORD NUMBER: 9353	
901 COLLEGE ST		COUNTY/CITY OF KINSTON	ROUTE 11076000	
KINSTON NC 28501			LISTER: LNLENGLISH 5012023	
DEED: 1898 341	706 E LENOIR AV		REVIEW:	

```
+----------------45-----------------+
:                                   :
:                                   :
1                                   +-4-+
6                                   :   :
:                                   :   6
:                                   +E4-+
+----12---+                         3
4         :                         2
+---12---D+                         :
:         1                         :
:         6                         :
:         :                         :
1         :                         :
8         A                         :
:         ------------33-----------+
:         B            6
:         F            :
+---12---C+-----16-----+
```

TOPO	STREET	UTILITY	ZONING	.170 ACRES	NBHD
100YR-FZ			RA5		0205
			NOTES:		

#	LAND CLASS	SIZE	*	RATE	*SIZ%	*DPT%	*ADJ%	=LND-VALUE
1	1H LOT	1.50LT		3000		1.00	.90	2700	4050

LAND VALUE: 4050

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

OTHER VALUE:

FNDATION	XTRFNISH	HEAT&AIR	ROOFMTRL	SIZE/QTY	DPRT:DEPR - RESIDENTIAL - STD
CONCRETE SLAB	STUCCO	SPACEHTR	COMPSHNG	1.00STHT 'WALL 3 BDRM	

RES - IMP E AYB 1945 EYB 1932

DIMENSIONS: A-DU16DL12DU16DR45DD32DL33 B-DD6DR16DU6DL16 C-MD6DL12DU18DR12DD18 D-MD6MU18DL12DU4DR12DD4 E-MU12M
R33MU6DR4DU6DL4DD6 F-MU18MR33MD24ML33DU6DR16DD6DL16

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%=	ADJRATE*	AREA	*%STY=	COST	QG%	QG	RCN	-DEPR%	-CND%=	FMV
A	01 SINGLE F	1248	1.00	79.84	.8774		70.051	1248	1.00	87423						
	0106 SPACEHTR							1248								
	0110 STUCCO							1248								
	1.00 FULL BTH			3000.00			3000.000			3000						
	248.00 DBLPITCH															
B	80 CANOPY	96	1.00	10.00	1.0000		10.000	96	1.00	960						
C	79 CARPORT-	216	1.00	17.50	1.0000		17.500	216	1.00	3780						
D	77 UTILITY	48	1.00	27.50	1.0000		27.500	48	1.00	1320						
E	80 CANOPY	24	1.00	10.00	1.0000		10.000	24	1.00	240						
F	83 STOOP	96	1.00	14.32	.6875		9.845	96	1.00	945						

HSF: 1248.00 %COMP: 100 RPCN: 97668 .76 74227 - .85- = 9409
MKT 84.50 STRUCTURE VALUE: 59.47 QGRCN/HSF 7.53 FMV/HSF 9409

VALUATION			VALUE	PREV-VAL.	P-N%	SALE	S-N%		TOTAL VALUE 13459
LAND			4050	4050	100%	WD		23823LV/AC	
OTHERFEAT					%	11052020			
STRUCTURE			9409	9409	100%	1898-341		TV/HSF	
TOTAL			13459	13459	100%	15500	0086%	SP/HSF	

APPRAISED-VALUE: 13459