

+OWNERSHIP 25739 2024 1/04/2024
LEE CHRISTOPHER M & HIAWATHA G

PROPERTY DESCRIPTION
408 W LENOIR AVE
408 W LENOIR AV

TAX SUBDIVISIONS
KINSTON
COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
452509157451 1
RECORD NUMBER: 9655
ROUTE 9023000
LISTER: LNLEGLISH 5012023
REVIEW:

408 W LENOIR AVE
KINSTON NC 28501
DEED: 1606 410

408 W LENOIR AV

+-8-+-15-+-+
++10-+ 74+
:
1 4
4 :
+ +4+
:
1 6
7 +3
:
:
+--+4+ 5
:
:
:
1 3+
:
6 1
2 A 2
4 +B-----30-----+
:
:
:
:
+-----34-----+

TOPO STREET UTILITY ZONING .160 ACRES NBHD
0318

NOTES:01 GAS PACK FOR 2003

#	LAND CLASS	SIZE	* RATE	*SIZ*	*DPT*	*ADJ%	=LND-VALUE
1	LN LOT	1.00LT	6000		1.00	1.00	6000

LAND VALUE: 6000

#	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	WOOD	GAS-PACK	METAL	1.00STHT	
CONIWALL				'WALL	
				3 BDRM	

RES - IMP D AYB 1901 EYB 1952

DIMENSIONS: A-DU16DL4DU17DR1DU14DR10DU7DR15DD7DR4DD14DR4DD6DR3DD15DL3DD12DL30 B-DR26DD8DL34DU24DR8DD16 C-ML

1MU47DU7DR8DD7DL8

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%*	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%*	-CND%*	FMV
A	01 SINGLE F	1614	1.00	79.84	.8350		66.666	1614	1.00	107598					
	0111 GAS-PACK			2.00			2.000	1614		3228					
	0101 WOOD							1614							
	1.00 FULL BTH			3000.00			3000.000			3000					
B	81 PORCH	400	1.00	31.91	.6643		21.197	400	1.00	8478					
C	81 PORCH	56	1.00	31.91	.8101		25.850	56	1.00	1447					
			HSF:	1614.00			%COMP: 100			123751	.86	106425	-.65-	=	27936
			MKT	75.00			STRUCTURE VALUE:	65.93		OGRCN/HSF		17.30	FMV/HSF		27936

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	6000	6000	100%	UNK		37500LV/AC
OTHERFEAT				06282010		
STRUCTURE	27936	27936	100%	1606 -0410		TV/HSF
TOTAL	33936	33936	100%	49000	0069%	SP/HSF

APPRAISED-VALUE: 33936