

+OWNERSHIP 1019430
 TYNDALL ELNORA
 TYNDALL OPAL RAINE
 602 POLLOCK ST
 KINSTON NC 28501
 DEED: 1989 334

2024 1/04/2024

PROPERTY DESCRIPTION
 602 POLLOCK ST
 LISTED50000MLS 11/2001

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER
 452509155215
 RECORD NUMBER: 9777
 ROUTE 9103000
 LISTER: LNIBRASW 6012023
 REVIEW:

CARD NO
 1

602 POLLOCK ST

```

+-16--+-16--+
:      C      6
:      1---22---+
:
:
:
:
:
:
:
:
:
:
+-8+
1
4
A
++-----30-----++
B      1
1      0
0-----26-----+
  
```

TOPO	STREET	UTILITY	ZONING	.180 ACRES	NBHD
					0318

NOTES:

#	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
		*							
		*							
		*							
		*							
		*							
		*							

OTHER VALUE:

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

RES - IMP D AYB 1915 EYB 1947

DIMENSIONS: A-DU14DL8DU48DR16DD10DR22DD52DL30 B-MR2DD10DR26DU10DL26 C-MR2MR6MU52DU6DR16DD6DL16

#	STRUCTURE	SKTCH-SF*	STHT	BASERATE	*SIZE%	*WLHT%	ADJRATE*	AREA*	*STY=	COST	OG%	OG RCN	-DEPR%-CND%=	FMV
A	01 SINGLE F	2024	1.00	79.84	.8112		64.766	2024	1.00	131086				
	0111 GAS-PACK			2.00			2.000	2024		4048				
	0102 VINYL							2024						
	2.00 FULL BTH			3000.00			3000.000			6000				
B	81 PORCH	260	1.00	31.91	.6654		21.232	260	1.00	5520				
C	81 PORCH	96	1.00	31.91	.7271		23.201	96	1.00	2227				
			HSF:	2024.00			%COMP: 100	RPCN:		148881	.86	128037	-.70-	= 28809
			MKT	75.00			STRUCTURE VALUE:	63.25	OGRCN/HSF			14.23	FMV/HSF	28809

VALUATION	VALUE	PREV-VAL.	P-N%	SALE	S-N%	TOTAL VALUE
LAND	6000	6000	100%	WD		33333LV/AC
OTHERFEAT			%	05192023		
STRUCTURE	28809	28809	100%	1989-334		TV/HSF
TOTAL	34809	34809	100%	65000	0053%	SP/HSF

APPRAISED-VALUE: 34809