

+OWNERSHIP 1006791 2024 1/04/2024
 HOOKER PROPERTIES
 AND INVESTMENTS LLC
 1501 LOTHBURY LANE
 RICHMOND VA 23238
 DEED: 1837 11

PROPERTY DESCRIPTION
 606 ABBOTT ST
 LISTED 64000 5/04
 606 ABBOTT ST

TAX SUBDIVISIONS
 KINSTON
 COUNTY/CITY OF KINSTON

MAP NUMBER CARD NO
 451511752911 1
 RECORD NUMBER: 9981
 ROUTE 11091000
 LISTER: LNLEGLISH 5012023
 REVIEW:

```

+---10---+
:         7
:         :
+---12---+ +---13---+
:         :
:         :
1         :
3         :
:         2
+2        6
:         +-4+
:         : 6
1         +C4+
3         :
:         :
A         :
+-----+17-----+ +---8---+
B         3         3
5         +---12---+
+---9---+
  
```

| TOPO | STREET | UTILITY | ZONING | ACRES | NBHD |
|------|--------|---------|--------|-------|------|
| | | | RA5 | .170 | 0303 |

| # | LAND CLASS | SIZE | *RATE | *SIZ% | *DPT% | *ADJ% | =LND-VALUE |
|---|------------|--------|-------|-------|-------|-------|------------|
| 1 | 1R LOT | 1.00LT | 8000 | | 1.00 | 1.00 | 8000 |

LAND VALUE: 8000

| # | 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 | COMPSHNG | 1.25STHT | |
| CONIWALL | | | | 'WALL | |
| | | | | 3 BDRM | |

RES - IMP D AYB 1948 EYB 1967
 DIMENSIONS: A-DU13DR2DU13DR12DU7DR10DD7DR13DD26DL8DD3DL12DU3DL17 B-MR8DD5DR9DU5DL9 C-MR8MR9MD3MR12MU3MR8MU
 6DR4DU6DL4DD6

| # | STRUCTURE | SKTCH-SF* | STHT | BASERATE | *SIZE% | *WLHT% | = ADJRATE* | AREA* | *STY= | COST | OG% | OG RCN | -DEPR% | -CND%=- | FMV |
|---|---------------|-----------|------|----------|--------|--------|------------------|-------|-----------|-------|-----|--------|---------|---------|-------|
| A | 01 SINGLE F | 1042 | 1.25 | 79.84 | .8654 | | 69.093 | 1303 | .95 | 85526 | | | | | |
| | 0111 GAS-PACK | | | 2.00 | | | 2.000 | 1042 | | 2084 | | | | | |
| | 0102 VINYL | | | | | | | 1042 | | | | | | | |
| | 1.00 FULL BTH | | | 3000.00 | | | 3000.000 | | | 3000 | | | | | |
| | 1.00 FP | | | 3000.00 | | | 3000.000 | | | 3000 | | | | | |
| B | 81 PORCH | 45 | 1.00 | 31.91 | .8101 | | 25.850 | 45 | 1.00 | 1163 | | | | | |
| C | 83 STOOP | 24 | 1.00 | 14.32 | .7695 | | 11.019 | 24 | 1.00 | 264 | | | | | |
| | | | HSF: | 1303.00 | | | %COMP: 100 | | | 95037 | .86 | 81731 | -.50- | = | 22476 |
| | | | MKT | 55.00 | | | STRUCTURE VALUE: | 62.72 | OGRCN/HSF | | | 17.24 | FMV/HSF | | 22476 |

| VALUATION | VALUE | PREV-VAL. | P-N% | SALE | S-N% | TOTAL VALUE |
|-----------|-------|-----------|------|----------|-------|------------------------|
| LAND | 8000 | 8000 | 100% | UNK | | 47058LV/AC |
| OTHERFEAT | | | | 08142018 | | |
| STRUCTURE | 22476 | 22476 | 100% | 1837- 11 | | TV/HSF |
| TOTAL | 30476 | 30476 | 100% | 29000 | 0105% | SP/HSF |
| | | | | | | APPRAISED-VALUE: 30476 |