

SWINSON BOBBY  
 4213 KENT RD  
 L2S2 LARKSPUR 1.00LT  
 .468 AC

Wilson County  
 N2 FOUND YR 2024 3742325476.000  
 4213 KENT RD  
 PIN: 3742 32 5476 000  
 DISTRICT: 12 C/SW/EAST NASH SWAF

ACCOUNT#: 88372780  
 NBHD: 8163 LARKSPUR  
 Plat Bk/Pg 1.00 EXCD:  
 APPR: REV APPR DT: 7/08/2015  
 NOTICE: 82 3/08/2024

Bldg No. 1  
 Imp Desc: R1.0 SFR-1.0 STY EYB: 1977 4213 KENT RD Exempt Code  
 Grade : C+05 C+05 GRADE AYB: 1972 Finished Area: 1,050.00  
 # of Units 4 Rms 3 Bedrms 1.0 Bathrms 1 HBaths

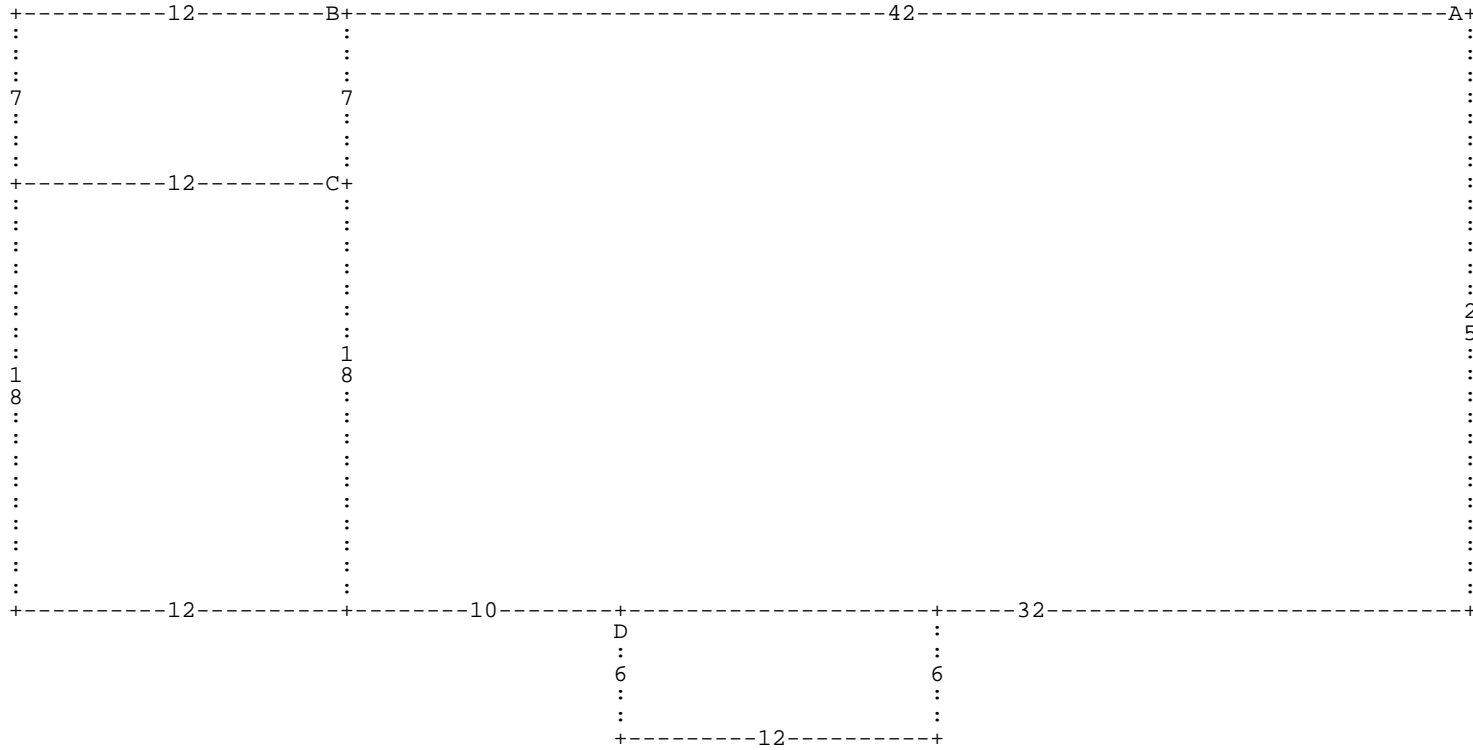
LAND VALUE 18,000  
 MISC VALUE 2,521  
 BLDG VALUE 77,201  
 TOTAL VALUE 97,722

TYPE/CODE/DESCRIPTION	PCT	%CMP	UNITS	RATE	STR#	STR%	SIZ%	HGT%	PER%	COST
AC 1031 CARPORT	100		216	27.90			100.00			6,026
AC 1051 PORCH-OPEN-FR	100		72	38.80			106.00			2,961
AC 1071 UTILITY STG-FR	100		84	39.45			106.00			3,512
MA 111 SFR-1.0 STY	100		1050	136.00	1.00		108.25			154,581
- AR N NO AC	100		1050	3.35-						3,517-
- AR 07 ADEQUATE HEAT	100		1050	.00						0
- BT BT FULL BATH	100		1-	5500.00						5,500-
- BT HBT HALF BATH	100		1	3667.00						3,667
- EW 18 BRICK VENEER	100		134	35.00						4,690
- FC 03 HARDWOOD	100		1050	4.35						4,567
- FN 03 CONT WALL-BRICK	100		134	.00						0
- IF 01 DRYWALL	100		1050	.00						0
- RC 02 COMPOSITION SHINGLE	100		1050	.00						0
- RT 03 DOUBLE PITCH ROOF	100		1050	.00						0
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RCN...			PCT COMPLETE		100	x				170,987
QUAL..		C+05			105.00	x				179,536
DEPR.. RC					57.00	-		102,335		102,335 T
--ASV...										77,201

PROPERTY NOTES:	PERMIT NO	TYPE	DATE	BOOK	PAGE	DT	DATE	QS	SALES	PRICE
1 OBNV						@	10/25/1999	@		
WINDOW AIR MECH PERMIT FURNACE WORK				1064	537	WD	10/12/1971	X		2,000
CHECK FOR UPGRADED HVAC										

MISC CODE	DESC	UNITS	RATE	AYB	EYB	DT	PCT	%CMP	ADD.DEPR	PCT	VALUE	EXMPT
81 1173	STG-FR 12 X 12	144.00	24.00	2012	2012	MAV	24.00	100			2,521	
							.00					
							.00					
							.00					

#	ZONE	TYPE/CODE	LAND QTY	LAND RATE	DPTH	DPT%	TOP%	LOC%	SIZ%	SHP%	OTH%	ADJ	FMV	EXMPT
1	R20	LT 5010	1.000	18,000.00	200	.00	.00	.00	100.00	.00	.00	.00	18,000	



:A DL42 :B DL12 DD7 DR12 DU7 \* DD7 :C DL12 DD18 DR12 DU18 \* DD18 DR10 :D DD6 DR1  
 2 DU6 DL12 \* DR32 DU25 \*

**A=** MA 111  
**D=** AC 1051

1,050.00 SFR-1.0 STY  
 72.00 PORCH-OPEN-FR

**B=** AC 1071

84.00 UTILITY STG-F

**C=** AC 1031

216.00 CARPORT