

S DIV: COMM NW COR OF NE1/4 OF S
FT, S 570 FT FOR POB, RUN S 120
120 FT, E 600 FT, N 120 FT, W 60

SAMPSON CHRISTOPHER T/SAMPSON LAURA
495 SW LAKEVIEW AVE
LAKE CITY, FL 32025

2026

00-00-00-13909-000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 60			
Exterior Wall	05	AVERAGE 40			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 70			
Interior Wall	02	WALL BD/WD 30			
Interior Floor	14	CARPET 60			
Interior Floor	15	HARDTILE 40			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3 100			
Frame	01	NONE 100			
Stories	2.	2. 100			
Architectural	05	CONV 100			
Units		0 100			
Condition Adj	02	02 100			
Kitchen Adjus	01	01 100			
Quality	05	05			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM			MKT AREA		06
NEIGHBORHOOD/LOC		870317.00		1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	272	100		272	20,461
BAS	378	100		378	28,435
BAS	1,593	100		1,593	119,833
FCP	837	25		209	15,722
FSP	488	40		195	14,669
FUS	1,708	100		1,708	128,484
UOP	922	20		184	13,841
TOTALS	6,198			4,539	341,444

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,539	103.3310	115.73	525,298	1961	1961	0	0	0	35.00	65.00
1 SINGLE FAM 100% - 2015				Heated Area: 3951				HX Base Yr 2015				
The diagram shows a main rectangular area labeled 'FUS' with dimensions 61 (width) and 28 (height). To its right is a smaller rectangular area labeled 'UOP' with dimensions 11 (width) and 8 (height). Above the 'FUS' area is a horizontal line segment with a dimension of 61. To the right of the 'UOP' area is a vertical line segment with a dimension of 27. The top of the 'FUS' area has a horizontal line segment with a dimension of 61. The left side of the 'FUS' area has a vertical line segment with a dimension of 28. The bottom of the 'FUS' area has a horizontal line segment with a dimension of 61. The right side of the 'FUS' area has a vertical line segment with a dimension of 17. The top of the 'UOP' area has a horizontal line segment with a dimension of 11. The right side of the 'UOP' area has a vertical line segment with a dimension of 8. The bottom of the 'UOP' area has a horizontal line segment with a dimension of 11. 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