

2025



BUILDING CHARACTERISTICS

ELEMENT

CD

CONSTRUCTION

0100

01

1,880

104.5660

128.83

242,200

1993

1993

0

0

0

35.00

65.00

1 SINGLE FAM

100% - 2017

Heated Area: 1607

HX Base Yr 2017

Basement

Floor

Roof

Cover

Interior Wall

Interior Floor

Air Condition

Heating Type

Bedrooms

Bathrooms

Frame

Stories

Architectural Units

Condition Adj

Kitchen Adjus

31

VINYL SID 90

19

COMMON BRK 10

03

GABLE/HIP 100

03

COMP SHNGL 100

05

DRYWALL 100

14

CARPET 100

03

CENTRAL 100

04

AIR DUCTED 100

3 100

2 100

01

NONE 100

1.

1. 100

05

CONV 100

0 100

03

03 100

01

01 100

Quality

05

05

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

06

NEIGHBORHOOD/LOC

3417.1100

1.10/

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

114

100

114

9,547

BAS

152

100

152

12,728

BAS

1,341

100

1,341

112,295

FGR

480

55

264

22,107

FOP

30

30

9

753

TOTALS

2,117

1,880

157,430

EXTRA FEATURES

288 SE ROSEWOOD CIR, LAKE CITY

L N

OB/XF CODE

DESCRIPTION

BLD CAP

L

W

UNITS

UT

Adj R

ADJ UNIT PRICE

ORIG COND

YEAR ON

YEAR ACTUAL

Q

% COND

OB/XF MKT VALUE

NOTES

1

0166

CONC, PAVMT

0 100

0

0

552.00

UT

2.00

2.00

100

0

0

3

100

1,104

2

0120

CLFENCE

4

0 100

0

0

1.00

UT

0.00

0.00

100

2017

2017

3

100

1,000

LAND DESCRIPTION

TOTAL OB/XF

2,104

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

0100

C

SFR

100

RSF-2

0.00

0.00

1.00

LT

1.00

1.00

1.10

22,500.00

24,750.00

24,750

REVIEW DATE

11/07/2023

BY

jerry

Total Acres:

0.19

Total Land Value:

24,750

Market:

0

Agricultural:

0

Common:

24,750

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

VALUATION SUMMARY

VALUATION BY

Tax Group: 2

Tax Dist:

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U /

V I /

RSN CD

SALE PRICE

1321/2448

9/06/2016

WD

Q

I

01

114,000

GRANTOR: CURTIS L & BEVERLY A

GRANTEE: RODNEY D & LINDA R

1051/1422

7/08/2005

WD

Q

I

120,800

GRANTOR: SIPPER

GRANTEE: WIXON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 BAS= N8 W19 S8 E19\$ BAS= W19 S6 E19N6\$ S6 W19 N6 W12 S33 E12 FOP= E5 N6 W5 S6\$ N6 E5 S6 E28 FGR= S4 E20 N24 W20 S20\$ N33\$.