

FAULSTICH WERNER/FAULSTITCH JENNIFER
497 NW GABLES GLN
LAKE CITY, FL 32055-7524

06-3S-16-02017-106

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	08	SHT VINYL 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		2.5 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Architectural Units	05	CONV 100			
		0 100			
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			01
NEIGHBORHOOD/LOC	6316.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,544	100		2,544	268,157
FGR	672	55		370	39,001
FOP	144	30		43	4,532
FOP	248	30		74	7,800
TOTALS	3,608			3,031	319,491

[illegible]

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,031	121.4400	136.01	412,246	2010	2010	0	0	0 22.50	77.50

1 SINGLE FAM 100% - 2018 Heated Area: 2544 HX Base Yr 2018

Floor plan details:

- FOP (top left):** 21 x 31. Corridor width 6.
- BAS (middle right):** 32 x 39. Corridor width 38.
- FGR (bottom right):** 24 x 28. Corridor width 28.
- Corridors:** 21, 24, 28, 38.

BLD DATE	XF DATE	LGL DATE	LAND DATE
			04/07/2025

[illegible]

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048179	Screen Enclosure	15,783	09/18/2023
000045707	Swimming Pool and	65,000	10/18/2022
28623	SFR	1,015	06/03/2010

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1335/2742	5/04/2017	WD	Q	I	01	287,500	
GRANTOR: BRIAN J & MELINDA D S							
GRANTEE: WERNER & JENNIFER F							
1184/2064	11/23/2009	WD	Q	V	01	45,000	
GRANTOR: DANIEL CRAPPS							
GRANTEE: BRIAN J & MELINDA D							

BUILDING NOTES	

BUILDING DIMENSIONS														
BAS= W32 FOP= N8 W31 S8 E31\$ W31 N8 W21 S38 E21 FOP= E24 N6 W24 S6\$ N6 E24 S6 FGR= S28 E24 N28 W24\$ E39 N30\$.														

LAND DESCRIPTION				TOTAL OB/XF													75,539									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		A-3	0.00	0.00	4.70	AC		1.00	1.00	1.00	11,000.00	11,000.00	51,700									
REVIEW DATE 12/06/2022				BY HC	Total Acres: 4.70		Total Land Value: 51,700				Market: 0				Agricultural: 0		Common: 51,700		PRINTED 11/07/2025 BY SYS							