

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 100
Air Condition	04	ROOF TOP 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0300	01	722	92.7288	113.13	81,680	1978	1978	0	0	40.00	60.00

1 SFR PILING - 100% - 2023 Heated Area: 576 HX Base Yr 2023

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	49,008	
TOTAL MARKET OB/XF VALUE	200	
TOTAL LAND VALUE - MARKET	5,000	
TOTAL MARKET VALUE	54,208	
SOH/AGL Deduction	15,415	
ASSESSED VALUE	38,793	
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE	13,793	
TOTAL JUST VALUE	54,208	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	51,396	

Quality	03	03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 03			
NEIGHBORHOOD/LOC	11215.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	576	100		576	39,098
UOP	50	20		10	679
UOP	119	20		24	1,629
UOP	290	20		58	3,937
UST	120	45		54	3,665
TOTALS	1,155			722	49,008

344 NW NULL RD, WHITE SPRINGS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40118	REMODEL	0	07/08/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1457/2165	1/15/2022	WD	Q	I	05	280,000
GRANTOR: MYRICK ROGER D						
GRANTEE: HOWAR ALEXANDER J						
1427/134	12/29/2020	WD	Q	I	05	160,000
GRANTOR: RUFFO JEFFERY L						
GRANTEE: MYRICK ROGER D						

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	0080	DECKING	0	100	12	15	1.00	UT	0.00	100	0	0	3	100	200	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W24 S24 E24 UOP= S5 E10 N29 UOP= N5 UST= N12 W10 S12 E10\$ W10 S5 E10\$ W10 S24\$ N24\$ UOP= N7 W17 S7 E17\$.

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0132	C	SFR RIVER	100		00	71.00	135.00	1.00	LT		1.00	1.00	1.00	5,000.00	5,000.00	5,000							