

COMM SE COR OF SE1/4, RUN N 3252
FOR POB, RUN N 208.72 FT TO S R/
W ALONG RD 208.72 FT, S 208.72 F

LARRAMORE CHRISTOPHER/LARRAMORE CHRISTIN R
4934 SW CR 240
LAKE CITY, FL 32024

2026

11-5S-16-03565-000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	03	BELOW AVG. 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LAM/VNLPLK 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		2 100			
Bathrooms		2 100			
Frame		N/A 100			
Stories	1.	1. 100			
Architectual	05	CONV 100			
Units		0 100			
Condition Adj	02	02 100			
Kitchen Adjus	01	01 100			
Quality	04	04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			01
NEIGHBORHOOD/LOC	11516.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,470	100		1,470	89,674
FEP	112	80		90	5,491
FOP	108	30		32	1,952
TOTALS	1,690			1,592	97,116

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,592	83.7986	93.85	149,409	1961	1975	0	0	0	35.00	65.00	

1 SINGLE FAM

100% - 2022

Heated Area: 1470

HX Base Yr 2022

14

8

FEP

8

14

20

22

BAS

35

42

35

18

6

FOP

6

18

BLD DATE

XF DATE

LGL DATE

LAND DATE

04/07/2025

MLU