



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	13515.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,890	100	
UOP	160	25	
TOTALS	2,050		1,930 49,153

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MOBILE HME	100%	- 0									
Heated Area: 1890 HX Base Yr												
BLD DATE: _____ LGL DATE: 04/08/2025 MLU XF DATE: _____ LAND DATE: _____ INC DATE: _____ AG DATE: _____												

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VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				49,153	
TOTAL MARKET OB/XF VALUE				10,410	
TOTAL LAND VALUE - MARKET				127,125	
TOTAL MARKET VALUE				83,380	
SOH/AGL Deduction				31,534	
ASSESSED VALUE				51,846	
TOTAL EXEMPTION VALUE				26,846	
BASE TAXABLE VALUE				25,000	
TOTAL JUST VALUE				186,688	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				186,688	
XFOB:1:1: OAKS MH					
BLDG:1:1: OAKS MH					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
14291	M H	125	07/20/1998		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
1140/0870	1/09/2008	WD Q	V	01	100
GRANTOR: RONALD WITT					
GRANTEE: RONALD & VICKI WITT					
0738/0232	12/12/1990	WD Q	V	03	0
GRANTOR: GERALD WITT					
GRANTEE: RONALD WITT					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS= W70 S27 E38 UOP= S8 E20 N8 W20\$ E32 N27\$.					

EXTRA FEATURES																
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	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	0	0	3	100	200	
2	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	100	1998	1998	3	100	1,200	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
4	0020	BARN,FR	0	100	0	0		324.00	UT 2.50	100	2000	2000	3	100	810	
5	0060	CARPORT F	0	100	0	0		1.00	UT 0.00	100	2011	2011	3	100	500	
6	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	100	2011	2011	3	100	100	
7	0060	CARPORT F	0	100	0	0		1.00	UT 0.00	100	2013	2013	3	100	400	
8	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	100	2013	2013	3	100	200	

LAND DESCRIPTION													TOTAL OB/XF					10,410						
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	0200	C	MBL HM	100		A-1	0.00	0.00	2.52	AC		1.00	1.00	1.00	7,500.00	7,500.00	18,900							
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	9.74	AC		1.00	1.00	1.00	370.00	370.00	3,604							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	4.69	AC		1.00	1.00	1.00	280.00	280.00	1,313							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	14.43	AC		1.00	1.00	1.00	7,500.00	7,500.00	108,225							