

COMM AT NE COR OF W1/2 OF NW 1/4
FT, W 50.25 FT TO W R/W OF KIRBY
W 420.56 FT FOR POB, CONT W 160

KASAK JOHN A/KASAK JOANNE
812 SW KIRBY AVE
LAKE CITY, FL 32024

2026

14-4S-16-02977-001



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 80			
Interior Floo	08	SHT VINYL 20			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Architectual	05	CONV 100			
Units		0 100			
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			06
NEIGHBORHOOD/LOC	14416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,774	100		2,774	318,591
FGR	1,008	55		554	63,627
FOP	48	30		14	1,608
FOP	405	30		122	14,011
TOTALS	4,235			3,464	397,837

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	3,464	116.5248	130.51	452,087	2013	2013	0	0	0	12.00	88.00	
1 SINGLE FAM 100% - 2014													
Heated Area: 2774													
HX Base Yr 2014													
The diagram shows a floor plan with three main areas: FOP (Front Office/Plant), BAS (Basement), and FGR (Garage). The FOP area is at the top right, measuring 45 units wide and 9 units high. The BAS area is the large central space, measuring 45 units wide and 42 units high. The FGR area is at the bottom left, measuring 36 units wide and 36 units high. A small square area, also labeled FOP, is located between the BAS and FGR areas, measuring 8 units wide and 5 units high. Dimensions are provided for various segments: 28, 9, 45, 33, 28, 18, 36, 13, 8, 5, 24, 28, 9, 42, 36, 13, 8, 5, 24, 28.													