

BROWN AARON
1185 SW UPCHURCH AVE
LAKE CITY, FL 32024

15-4S-16-02994-003

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall19COMMON BRK 90
Exterior Wall05AVERAGE 10
Roof Structur08IRREGULAR 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floo12HARDWOOD 50
Interior Floo14CARPET 50
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100
Bedrooms3 100
Bathrooms2 100

Frame01NONE 100
Stories1. 100
Architectual05CONV 100
Units0 100
Condition Adj0303 100
Kitchen Adjus0101 100

Quality0505
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA06
NEIGHBORHOOD/LOC15416.001.00/
AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ ASUBAREAMARKET VALUE
BAS66100666,428
BAS1,7171001,717167,214
FOP7630232,240
FST5555302,922
UOP25320514,966

TOTALS2,1671,887183,771

MARKET ADJUSTMENTS

TYPETYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYBYEYB ECON FNCT NORM % COND

0100011,887116.9190130.95247,103197420000025.6374.37

1 SINGLE FAM 0% - 0 Heated Area: 1783 HX Base Yr

Diagram showing building footprint and lot dimensions. Lot area is 1.00 acre. Building footprints include BAS (Basement), FST (First Story), UOP (Upper Open Porch), and FOP (Front Open Porch). Dimensions are provided for each side of the buildings.

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VALUATION SUMMARY

VALUATION BY STANDARD

Tax Group: 3 Tax Dist:

BUILDING MARKET VALUE183,771
TOTAL MARKET OB/XF VALUE22,116
TOTAL LAND VALUE - MARKET9,315
TOTAL MARKET VALUE215,202
SOH/AGL Deduction0
ASSESSED VALUE215,202
TOTAL EXEMPTION VALUE0
BASE TAXABLE VALUE215,202
TOTAL JUST VALUE215,202
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE217,747

LAND:1:1: FLOODS

Sales Data

OFF RECORD Number DATE TYPE INST Q / I V / I RSN CD SALE PRICE

1358/23974/27/2018WDQI01160,000

GRANTOR: SHARON G PHILLIPS

GRANTEE: AARON BROWN

0608/050412/01/1986WDQI68,000

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 N14 W20 S14 W10 FST= W11 S5 E11 N5\$ S5 W11 UOP= W11 S23 E11 N23\$ S23 BAS= S6 E11 N6 W11\$ E11 FOP= E19 N4 W19 S4\$ N4 E19 S4E26 N28\$.