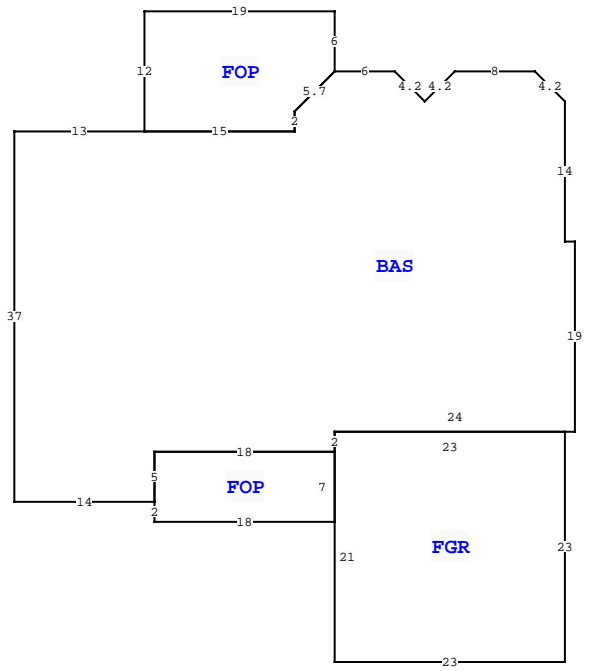


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15416.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,944	100	
FGR	529	55	
FOP	126	30	
FOP	212	30	
TOTALS	2,811		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	100%	- 2022									
				Heated Area: 1944								
					HX Base Yr 2022							



VALUATION SUMMARY		STANDARD
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		269,899
TOTAL MARKET OB/XF VALUE		3,085
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		307,984
SOH/AGL Deduction		71,151
ASSESSED VALUE		236,833
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		186,111
TOTAL JUST VALUE		307,984
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		289,242

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051451	Roof Replacement	16,000	11/08/2024
000045927	Storage Building	12,100	11/15/2022
23034	SFR	597	04/14/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1471/2077	7/18/2022	WD	U	I	11	100
GRANTOR: STEPHENSON JAMES W						
GRANTEE: STEPHENSON JAMES W						
1436/2162	5/04/2021	WD	Q	I	01	273,000
GRANTOR: WOOD MICHAEL WAYNE						
GRANTEE: STEPHENSON JAMES W						

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	0166	CONC, PAVMT	0	100	0	994.00	UT	2.50	2.50	100	2005	2005	3	100	2,485	
2	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	MLU

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W13 S37 E14 FOP= S2 E18 N7 W18 S5\$ N5 E18 FGR= S21 E23 N23 W23 S2\$ N2 E24 N19 W1 N14 U3 L3 W8 D3 L3 L3 U3 W6 FOP= N6 W19 S12 E15 N2 R4 U4 \$ D4 L4 S2 W15\$.												

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	0100	C	SFR	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000								