

SAUSEDA LEON W
169 SW AUDREY WAY
LAKE CITY, FL 32025

24-4S-16-03103-013

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall19COMMON BRK 80
Exterior Wall21STONE 20

RooF Structur03GABLE/HIP 100
Roof Cover14PREFIN MT 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo06VINYL ASB 10
Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100
Bedrooms3 100
Bathrooms2 100

Frame Stories1.N/A 100
Architectual051. 100
Units05CONV 100

Condition Adj030 100
Kitchen Adjus0103 100
 0101 100

Quality0505

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA06

NEIGHBORHOOD/LOC24416.0201.00/

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS46810046840,945

BAS1,2651001,265110,675

FOP11530342,974

FST182551008,749

PTO216511963

TOTALS2,2461,878164,306

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACT% CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10166CONC, PAVMT001847846.00UT1.501.501001993199331001,269

20070CARPORT UF00001.00UT1,000.001,000.005019931993350500

30296SHED METAL001224288.00UT5.005.001001993199331001,440

40296SHED METAL00001.00UT0.000.00100201420143100200

50070CARPORT UF00001.00UT0.000.00100201920193100500

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICETOT ADJPRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10100CSFR0A-1210.00210.001.00LT1.001.001.0035,000.0035,000.0035,000

REVIEW DATE02/25/2025BYKSTotal Acres: 1.01Total Land Value: 35,000Market: 0Agricultural: 0Common: 35,000PRINTED 10/03/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

0100011,878120.1830134.60252,779197719770035.0065.00

SINGLE FAM 0% - 2025Heated Area: 1733HX Base Yr

PLOT BASBASPTOFST

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

04/03/2025MLU

BUILDING NOTES

BUILDING DIMENSIONS

FST= W26 BAS= W2 PT0= N12 W18 S12 E18\$ W44 S30 E23 FOP= E 23
N5 W23 S5 \$ N5 E23 BAS= E26 N18 W26 S18 \$ N25 \$ S7 E26 N7 \$.

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