

| 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                 |    | 3 100          |
| Bathrooms                |    | 2 100          |
| Frame                    |    | N/A 100        |
| Stories                  | 1. | 1. 100         |
| Architectual             | 05 | CONV 100       |
| Units                    |    | 0 100          |
| Condition Adj            | 03 | 03 100         |
| Kitchen Adjus            | 01 | 01 100         |

|          |      |               |
|----------|------|---------------|
| Quality  | 06   | 06            |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM  |      | MKT AREA      |
|          |      | 06            |

|                  |           |       |
|------------------|-----------|-------|
| NEIGHBORHOOD/LOC | 25416.020 | 1.00/ |
|------------------|-----------|-------|

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|------|--------------|----------------------|
| BAS       | 252              | 100         |      | 252          | 21,364               |
| BAS       | 2,397            | 100         |      | 2,397        | 203,211              |
| FGR       | 600              | 55          |      | 330          | 27,977               |
| FSP       | 72               | 40          |      | 29           | 2,459                |
| FSP       | 168              | 40          |      | 67           | 5,680                |

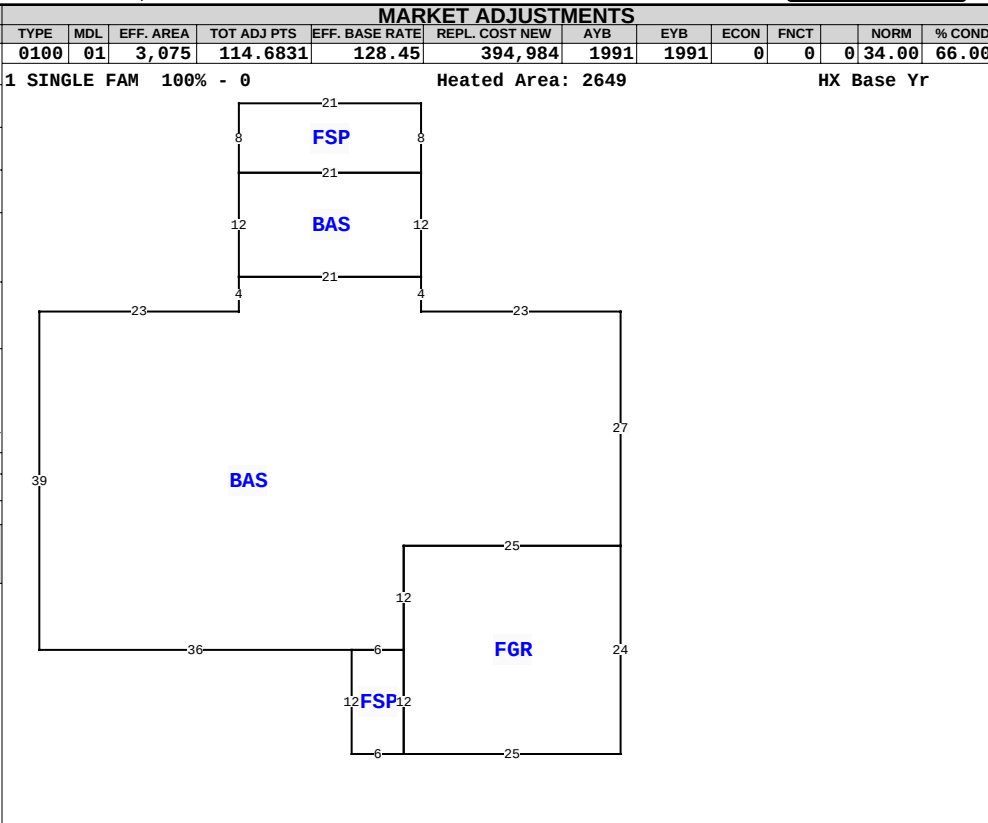
|        |       |  |  |       |         |
|--------|-------|--|--|-------|---------|
| TOTALS | 3,489 |  |  | 3,075 | 260,689 |
|--------|-------|--|--|-------|---------|

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   | 0180       | FPLC 1STRY  | 0   | 100 | 0  | 0   | 1.00     | UT | 2,000.00 | 2,000.00       | 100       | 0       | 0           | 3 | 100    | 2,000           |       |
| 2   | 0166       | CONC, PAVMT | 0   | 100 | 27 | 29  | 783.00   | UT | 1.40     | 1.40           | 100       | 0       | 0           | 3 | 100    | 1,096           |       |
| 3   | 0166       | CONC, PAVMT | 0   | 100 | 15 | 100 | 1,500.00 | UT | 1.40     | 1.40           | 100       | 0       | 0           | 3 | 100    | 2,100           |       |
| 4   | 0210       | GARAGE U    | 0   | 100 | 20 | 24  | 480.00   | UT | 5.50     | 5.50           | 100       | 1998    | 1998        | 3 | 100    | 2,640           |       |

LAND DESCRIPTION

| 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 |     | RSF-     | 1155.00 | 170.00 | 1.00        | LT        |     | 1.00     | 1.00   | 1.00    | 18,500.00  | 18,500.00      | 18,500     |                             |      |         |      |     |    |        |



211 SW BRIARBROOK PL, LAKE CITY

|          |  |
|----------|--|
| BLD DATE |  |
| XF DATE  |  |
| INC DATE |  |

|           |  |
|-----------|--|
| LGL DATE  |  |
| LAND DATE |  |
| AG DATE   |  |

04/21/2023 MLU

MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM    | % COND |
|------|-----|-----------|-------------|----------------|----------------|------|------|------|------|---------|--------|
| 0100 | 01  | 3,075     | 114.6831    | 128.45         | 394,984        | 1991 | 1991 | 0    | 0    | 0 34.00 | 66.00  |

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| VALUATION SUMMARY         |           |
|---------------------------|-----------|
| VALUATION BY              | STANDARD  |
| Tax Group: 2              | Tax Dist: |
| BUILDING MARKET VALUE     | 260,689   |
| TOTAL MARKET OB/XF VALUE  | 7,836     |
| TOTAL LAND VALUE - MARKET | 18,500    |
| TOTAL MARKET VALUE        | 287,025   |
| SOH/AGL Deduction         | 90,532    |
| ASSESSED VALUE            | 196,493   |
| TOTAL EXEMPTION VALUE     | 55,722    |
| BASE TAXABLE VALUE        | 140,771   |
| TOTAL JUST VALUE          | 287,025   |
| NCON VALUE                | 0         |
| INCOME VALUE              |           |
| PREVIOUS YEAR MKT VALUE   | 290,975   |

| PERMIT NUM | DESCRIPTION      | AMT    | ISSUED     |
|------------|------------------|--------|------------|
| 000046564  | Roof Replacement | 23,911 | 02/22/2023 |
| 14009      | GARAGE           | 50     | 05/13/1998 |

SALES DATA

| OFF RECORD Number | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| 1523/2543         | 8/07/2024 | LE        | U   | I   | 14     | 100        |

GRANTOR: ANDERSON HARRY P (ENH)  
GRANTEE: ANDERSON FAMILY TRU  
0756/0822 2/11/1992 WD U I 98,500  
GRANTOR: NORTON HOME IMP  
GRANTEE: HARRY ANDERSON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 N4 BAS= N12 FSP= N8 W21 S8 E21\$ W21 S12 E21\$ W21 S4 W23 S39 E36 FSP= S12 E6 N12 W6\$ E6 FGR= S12 E25 N24 W25 S12\$ N12 E25 N27\$.