

LOT 1 BROOKSIDE S/D.

WHEELER BRADLEY J/WHEELER CHRISTIE C
197 NW BROOKSIDE CT
LAKE CITY, FL 32055

ORB 650-141, 942-1206.

2026

35-3S-16-02570-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	35316.020 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,956	100
FCP	480	25
UOP	144	20
UOP	240	20
UST	130	45
TOTALS	2,950	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,211	106.1180	118.85	262,777	1957	1960		0	0	35.00	65.00
1 SINGLE FAM 0% - 0 Heated Area: 1956 HX Base Yr												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE							
BAS	1,956	100		1,956	151,106							
FCP	480	25		120	9,270							
UOP	144	20		29	2,241							
UOP	240	20		48	3,708							
UST	130	45		58	4,480							
TOTALS	2,950			2,211	170,805							

194 NW BROOKSIDE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES							194 NW BROOKSIDE CT, LAKE CITY				INC DATE						AG DATE	
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	0263	PRCH, USP	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500		
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2003	2003	3	100	1,200		
3	0130	CLFENCE 5	0	0	0	0	510.00	UT	5.50	5.50	60	2003	2003	3	60	1,683		
4	0281	POOL R/FIB	0	0	18	36	648.00	UT	65.00	65.00	100	2003	2003	3	40	16,848		
5	0260	PAVEMENT-A	0	0	10	70	700.00	UT	1.10	1.10	60	2003	2003	3	60	462		
6	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300		