

COMM NE COR OF NW1/4 OF SW1/4,
RUN S 649.56 FT, W 481 FT FOR
POB, CONT W 199.73 FT, S

GOTTRY RAYMOND D/GOTTRY ANDREA M
6831 SE CR 245
LAKE CITY, FL 32025

2026

36-4S-17-09046-002



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	12	CEDAR 100			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 90			
Interior Floor	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			
Architectural Units	05	CONV 100			
		0 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality	07	07			
DOR CODE	0100 SINGLE FAMILY				
MAP NUM		MKT AREA			02
NEIGHBORHOOD/LOC	36417.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,175	100		2,175	202,572
FGR	825	55		454	42,284
FOP	30	30		9	838
FSP	48	40		19	1,770
FSP	48	40		19	1,770
FSP	170	40		68	6,334
PTO	84	5		4	373
TOTALS	3,380			2,748	255,938

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,748	120.5204	134.98	370,925	1994	1994	0	0	31.00	69.00	

1 SINGLE FAM 100% - 2005

Heated Area: 2175

HX Base Yr 2005