

| ELEMENT | CD | CONSTRUCTION |
|-------------------|-----|----------------|
| Exterior Wall | 15 | CONC BLOCK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floor | 12 | HARDWOOD 80 |
| Interior Floor | 08 | SHT VINYL 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 03 | MASONRY 100 |
| Stories | 1.1 | 1. 100 |
| Architctual Units | 05 | CONV 100 |
| Condition Adj | 03 | 03 100 |
| Kitchen Adjus | 01 | 01 100 |

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
|------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| 0100 | 01 | 1,845 | 116.0712 | 132.32 | 244,130 | 1958 | 2005 | 0 | 0 | 25.00 | 75.00 |

1 SINGLE FAM 100% - 2020 Heated Area: 1710 HX Base Yr 2020

| VALUATION BY | | STANDARD |
|---------------------------|-----------|----------|
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 183,098 |
| TOTAL MARKET OB/XF VALUE | | 2,200 |
| TOTAL LAND VALUE - MARKET | | 24,000 |
| TOTAL MARKET VALUE | | 209,298 |
| SOH/AGL Deduction | | 60,993 |
| ASSESSED VALUE | | 148,305 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 96,894 |
| TOTAL JUST VALUE | | 209,298 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 203,086 |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---------------|------------------|-------------|------|--------------|----------------------|
| BAS | 306 | 100 | | 306 | 30,368 |
| BAS | 1,404 | 100 | | 1,404 | 139,333 |
| FOP | 133 | 30 | | 40 | 3,970 |
| UOP | 96 | 20 | | 19 | 1,886 |
| UST | 168 | 45 | | 76 | 7,542 |
| TOTALS | 2,107 | | | 1,845 | 183,098 |

451 SW RIVERSIDE AVE, FORT WHITE

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|------------------|--------|------------|
| 000044673 | Roof Replacement | 12,800 | 06/14/2022 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1345/1258 | 9/29/2017 | WD Q | Q | I | 01 | 140,000 |
| GRANTOR: ALEXANDER E AVILA-FEK | | | | | | |
| GRANTEE: MARY DEBORAH BRALLI | | | | | | |
| 1230/1798 | 2/23/2012 | WD Q | Q | I | 01 | 135,000 |
| GRANTOR: RONNIE & REBECCA CHAM | | | | | | |
| GRANTEE: ALEXANDER E AVILA-F | | | | | | |

| 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 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 100 | 2006 | 2006 | 3 | 100 | 1,200 | |
| 2 | 0294 | SHED WOOD/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 0 | 0 | 3 | 100 | 100 | |
| 3 | 0040 | BARN, POLE | 0 | 100 | 30 | 32 | 1.00 | UT | 0.00 | 100 | 0 | 0 | 3 | 100 | 500 | |
| 4 | 0080 | DECKING | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 0 | 0 | 3 | 100 | 400 | |

| BLD DATE | | LGL DATE | |
|----------|----------|------------|---------|
| XF DATE | INC DATE | LAND DATE | AG DATE |
| | | 04/14/2026 | MLU |

| BUILDING NOTES | |
|--|--|
| BUILDING DIMENSIONS | |
| BAS= W16 UOP= N8 W12 S8 E12\$ W12 S21 E12 S12 FOP= S7 E19 N7 W19\$ E40 N26 UST= N7 BAS= N18 W17 S18 E17\$ W24 S7 E24\$ W24 N7\$. | |

| 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 | | A-1 | 88.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 24,000.00 | 24,000.00 | 24,000 | | | | | | | |