

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	15	HARDTILE	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	07
NEIGHBORHOOD/LOC	860317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,242	100	
FGR	420	55	
FOP	176	30	
FST	120	55	
PTO	80	5	
TOTALS	2,038		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	SINGLE FAM	100%	- 2001									
				Heated Area: 1242				HX Base Yr 2001				

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		131,449
TOTAL MARKET OB/XF VALUE		1,968
TOTAL LAND VALUE - MARKET		8,580
TOTAL MARKET VALUE		141,997
SOH/AGL Deduction		33,447
ASSESSED VALUE		108,550
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		52,139
TOTAL JUST VALUE		141,997
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		144,051

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1506	SFR	218	04/09/1999
953	ADDN SFR	19	04/15/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0898/0878	2/24/2000	WD	Q	I		72,000
GRANTOR: BROMAX INC						
GRANTEE: C HEFLIN						
0837/0755	3/31/1997	WD	U	I	11	14,500
GRANTOR: SEC OF VETERANS AFFAI						
GRANTEE: BROMAX INC						

EXTRA FEATURES		258 NE CHESTNUT AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0169	FENCE/WOOD	0 100

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	0166	CONC, PAVMT	0 100	0	0	912.00	UT	1.50	1.50	100	1999	1999	3	100	1,368	
2	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W11 PTO= N8 W10 S8 E10\$ W35 S27 E22 FOP= S8 E22 N8 W22\$ E24 FGR= E20 N21 W20 S21\$ N21 FST= E20 N6 W20 S6\$ N6\$.	

LAND DESCRIPTION		TOTAL OB/XF 1,968																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	110.00	104.00	11,440.00	SF		1.00	1.00	1.00	0.75	0.75	8,580							