

ELEMENT	CD	BUILDING CHARACTERISTICS CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	14	14 100
Frame	02	WOOD FRAME 100
Story Height	8	8 100
RMS	23	23 100
Stories	1.	1. 100
Units	0	0 100
Condition Adj	03	03 100

**MARKET ADJUSTMENTS**

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MORTUARY	0%	- 2022	44.01	424,829	1933	1975	0	0	50.00	50.00

Heated Area: 9041  
HX Base Yr

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VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
<b>BUILDING MARKET VALUE</b>		288,654
<b>TOTAL MARKET OB/XF VALUE</b>		5,900
<b>TOTAL LAND VALUE - MARKET</b>		117,500
<b>TOTAL MARKET VALUE</b>		412,054
SOH/AGL Deduction		0
<b>ASSESSED VALUE</b>		412,054
<b>TOTAL EXEMPTION VALUE</b>		0
<b>BASE TAXABLE VALUE</b>		412,054
<b>TOTAL JUST VALUE</b>		412,054
NCON VALUE		0
<b>INCOME VALUE</b>		0
<b>PREVIOUS YEAR MKT VALUE</b>		401,764

QUALITY	DOR CODE	MAP NUM	NEIGHBORHOOD/LOC
05 05	7601	MORTUARY/CEMETARY - NON-FY	870317.00 1.00/
			MKT AREA 06

\*\* This building has 13 Sub-Areas  
458 S MARION AVE, LAKE CITY

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

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25-0812	REPLACING ROOF	66,854	10/08/2025
1095	MAINT/ALTR	278	05/07/2009
2913	REMODEL	225	04/15/2004

**SALES DATA**

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1453/1475	11/23/2021	WD	Q	I	05	710,000

GRANTOR: DEES-PARRISH FAMILY F  
GRANTEE: LAKE CITY PROPERTY

1108/1033	1/16/2007	WD	Q	I		450,000
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GRANTOR: SECURITY TRUST PLANS  
GRANTEE: DEES-PARRISH FAMILY

**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	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,300	
2	0260	PAVEMENT-A	0	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	3,500	
3	0169	FENCE/WOOD	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	

**BUILDING NOTES**

**BUILDING DIMENSIONS**

CAN= N12 W15 S12 E15\$ BAS= W32 N4 W17 S44 S25 W16 N24 UCP= E16 S24 W16 N24\$ W32 UST= E8 N12 W8 S12\$ N31 W14 S16 W5 N16 CAN= E5 S16 W5 N16\$ W31 S37 CAN= W15 S21 E15 N21\$ S28 E14 CAN= S5 E8 N5 W8\$ E29 CAN= S3 E4 N3 W4\$ E6 N1E48 S1 E12 S1 FOP= S5 PTO= S7 E18 N12 W11 S5 W7\$ E7 N5 W7\$E23 N54 CAN= S5 E5 N5 W5\$ E15 N22\$ PTR= N30 UBM= W33 N26 E16 S3 E17 S23\$ S30\$ PTR= E40 FUS= E50 N34 W50 S34\$ W40\$.

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	7600	C	MORTUARY	0		*CG	235.00	200.00	47,000.00	SF		1.00	1.00	1.00	2.50	2.50	117,500							

