

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	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	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	32317.140	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	750	100	
FEP	70	80	
FGR	240	55	
UOP	18	20	
TOTALS	1,078		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2023								
Heated Area: 750					HX Base Yr 2023						

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			73,917
TOTAL MARKET OB/XF VALUE			600
TOTAL LAND VALUE - MARKET			20,350
TOTAL MARKET VALUE			94,867
SOH/AGL Deduction			3,102
ASSESSED VALUE			91,765
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			40,354
TOTAL JUST VALUE			94,867
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			94,867

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1478/1118	10/13/2022	WD U	I	I	11	100
GRANTOR: STETZER JEAN						
GRANTEE: J.C. LAW SPECIAL NE						
1470/1163	6/29/2022	WD U	I	I	16	62,500
GRANTOR: PETERS AUSTIN MICHAEL						
GRANTEE: STETZER JEAN						

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	100	0	0			1.00	UT	0.00				300	
2	0080	DECKING	0	100	0	0			1.00	UT	0.00				300	
TOTALS															600	

811 SW EL PRADO AVE, LAKE CITY

BUILDING NOTES														

BUILDING DIMENSIONS
BAS= W24 UOP= N3 W6 S3 E6\$ W6 S15 FEP= W7 FGR= N10 W12 S20 E12 N10\$ S10 E7 N10\$ S10 E30 N25\$.

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		RSF-2	88.00	155.00	1.00	LT		1.00	1.00	1.10	18,500.00	20,350.00	20,350							