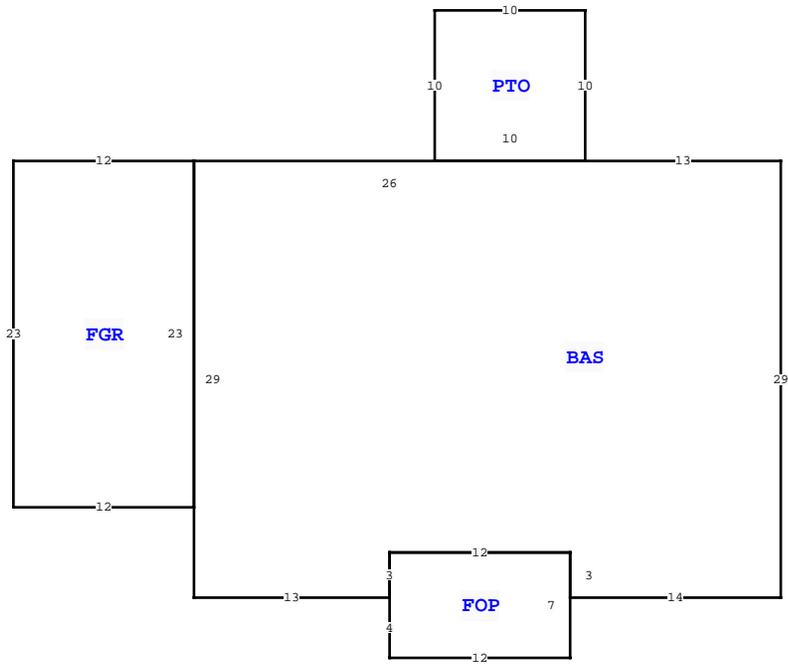


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	70
Exterior Wall	31	VINYL SID	30
Roof Structure	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	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	1416.0300	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,095	100	
FGR	276	55	
FOP	84	30	
PTO	100	5	
TOTALS	1,555		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 2025									Heated Area: 1095 HX Base Yr	



VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		123,634
TOTAL MARKET OB/XF VALUE		834
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		142,968
SOH/AGL Deduction		0
ASSESSED VALUE		142,968
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		142,968
TOTAL JUST VALUE		142,968
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		142,703

PERMIT NUM	DESCRIPTION	AMT	ISSUED
00033			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1524/492	9/20/2024	WD	Q	I	01	145,000
GRANTOR: DANIELS SAMMIE LEE						
GRANTEE: BAHR SHUWEI						
1490/2304	5/18/2023	QC	U	I	11	100
GRANTOR: DANIELS SAMMIE						
GRANTEE: ROCHESTER KINSHAWDA						

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	556.00	UT	1.50	1.50	100	1996	1996	3	100	834	

BLD DATE				LGL DATE			
XF DATE				LAND DATE			
INC DATE				AG DATE			
1728 SW IRONWOOD DR, LAKE CITY				04/21/2023 MLU			

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W13 PTO= N10 W10 S10 E10\$ W26 FGR= W12 S23 E12 N23\$ S29 E13 FOP= S4 E12 N7 W12 S3\$ N3 E12 S3 E14 N29\$.													

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	0		RSF-1	84.00	130.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							