

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	31 VINYL SID 10
Roof Structure	08 IRREGULAR 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
Architectural	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,624	115.8300	132.05	214,449	1995	1995	0	0	30.75	69.25	

1 SINGLE FAM 0% - 0 Heated Area: 1574 HX Base Yr

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		148,506
TOTAL MARKET OB/XF VALUE		1,902
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		168,908
SOH/AGL Deduction		0
ASSESSED VALUE		168,908
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		168,908
TOTAL JUST VALUE		168,908
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		168,448

Quality					
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	264	100		264	24,141
BAS	1,310	100		1,310	119,793
FOP	78	30		23	2,103
FOP	90	30		27	2,469
TOTALS	1,742			1,624	148,506

PERMIT NUM	DESCRIPTION	AMT	ISSUED
457	SFR	242	06/12/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1561/504	2/18/2026	WD	U	I	11	100

GRANTOR: KENDRICK LARRY D  
GRANTEE: BONNIE OAKS, LLC  
0920/1742 2/16/2001 WD Q I 01 72,000  
GRANTOR: SECRETARY OF VETERANS  
GRANTEE: LARRY & PEGGY KENDR

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	868.00	UT	1.50	1.50	100	1995	1995	3	100	1,302	
2	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	600	

TOTALS		1744 SW IRONWOOD DR, LAKE CITY					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	04/21/2023	MLU

BUILDING NOTES	
----------------	--

BUILDING DIMENSIONS	
BAS=	W13 FOP= W13 S6 E13 N6 S6 W13 N3 U4 L4 W6 L4 D4 W9
BAS=	W12 S22 E12 N22 S S22 E9 S6 E13 FOP= S3 E14 N3 W1 N4 W12
S4	W1 S E1 N4 E12 S4 E14 N31 S.

LAND DESCRIPTION		TOTAL OB/XF 1,902																						
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-11	24.00	119.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							