

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	03	PLASTER	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		0	100
Bathrooms		2	100
Frame		N/A	100
Stories	1.5	1.5	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	1416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,072	100	
FST	80	55	
FUS	1,080	100	
PTO	260	5	
UOP	40	20	
UOP	216	20	
UOP	455	20	
UST	192	45	
TOTALS	4,395		
			3,437
			281,490

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% - 0			433,062	1926	1950		0	0	35.00	65.00
					Heated Area: 3152			HX Base Yr				

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VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE	281,490			
TOTAL MARKET OB/XF VALUE	17,010			
TOTAL LAND VALUE - MARKET	40,200			
TOTAL MARKET VALUE	338,700			
SOH/AGL Deduction	186,657			
ASSESSED VALUE	152,043			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	100,632			
TOTAL JUST VALUE	338,700			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	333,763			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049368	Roof Replacement	7,749	03/06/2024
000049340	Roof Replacement	17,424	03/04/2024
9350	STORAGE	75	02/15/1995
7534	ADDN SFR	25,000	08/31/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/10/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W16 UOP= N13 W35 S13 E35\$ W27 UST= W8 S24 E8 N24\$S14FST= S10 E8 N10 W8\$ E8 S10UOP= W16 S6 E36 N6 W20\$ E61 N8 E26 N11 UOP= N8 W5 S8 E5\$W5 N10 W21 PTO= N5 W26 S10 E26 N5\$ S5 W26\$ PTR= N30 FUS= N24 W45 S24 E45\$ S30\$.	

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	0258	PATIO	0	100	0	0			1.00	UT	0.00				300	
2	0020	BARN,FR	0	100	0	0			2,000.00	UT	3.78				7,560	
3	0040	BARN,POLE	0	100	0	0			1.00	UT	0.00				200	
4	0169	FENCE/WOOD	0	100	0	0			1.00	UT	0.00				400	
5	0260	PAVEMENT-A	0	100	0	0			1.00	UT	8,550.00				8,550	

LAND DESCRIPTION													TOTAL OB/XF					17,010						
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			0.00	0.00	3.17	AC		1.00	1.00	1.00	10,000.00	10,000.00	31,700							
2	0000	C	VAC RES	100			0.00	0.00	1.00	AC		1.00	1.00	0.85	10,000.00	8,500.00	8,500							