

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0% - 0			173,276	1990	1990	0	0	35.00	65.00

Heated Area: 1025 HX Base Yr

QUALITY	DOR CODE	MAP NUM	MKT AREA	NEIGHBORHOOD/LOC
05	05	0100	06	1416.0200 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,025	100		1,025	96,526
FGR	300	55		165	15,538
UOP	16	20		3	283
UOP	16	20		3	283

VALUATION BY	STANDARD
Tax Group: 1	
Building Market Value	112,629
TOTAL MARKET OB/XF VALUE	2,556
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	133,685
SOH/AGL Deduction	0
ASSESSED VALUE	133,685
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	133,685
TOTAL JUST VALUE	133,685
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	131,967

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046277	Roof Replacement	9,500	01/17/2023

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1237/2764	6/30/2012	WD	U	I	30	33,900

GRANTOR: CHRISTOPHER J CURRY &
GRANTEE: EVERGREEN ENTERPRIS
1089/2059 7/13/2006 QC Q I 06 100
GRANTOR: CHRISTOPHER J CURRY
GRANTEE: CHRISTOPHER J CURRY

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	9	60	540.00	UT	1.40	1.40	100	0	0	3	100	756	
2	0070	CARPOT UF	0	0	25	14	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
				04/21/2023	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W25 UOP= N4 W4 S4 E4\$ W16 FGR= W12 S25 E12 N25\$ S25 E12 UOP= S4 E4N4 W4\$ E29 N25\$.	

LAND DESCRIPTION		TOTAL OB/XF 2,556																						
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							