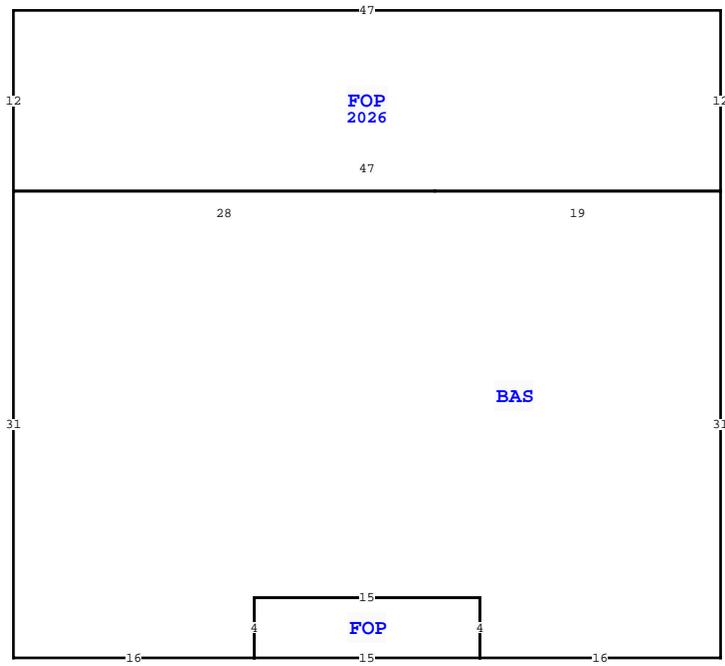


| ELEMENT | CD | CONSTRUCTION |
|----------------|----|----------------|
| Exterior Wall | 19 | COMMON BRK 70 |
| Exterior Wall | 31 | VINYL SID 30 |
| Roof Structure | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floor | 14 | CARPET 80 |
| Interior Floor | 11 | CLAY TILE 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 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 |

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
|------|------------|-------------|-------------|----------------|----------------|-----|-----|------|------|------|--------|
| 1 | SINGLE FAM | 100% - 2006 | | | | | | | | | |



| Quality | 06 | 06 | | | |
|------------------|------------------|---------------|------|--------------|----------------------|
| DOR CODE | 0100 | SINGLE FAMILY | | | |
| MAP NUM | | MKT AREA 01 | | | |
| NEIGHBORHOOD/LOC | 1516.0400 | 1.00/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,397 | 100 | | 1,397 | 155,219 |
| FOP | 60 | 30 | | 18 | 2,000 |
| FOP | 564 | 30 | 2026 | 169 | 18,777 |
| TOTALS | 2,021 | | | 1,584 | 175,996 |

391 SW ERIN GLN, LAKE CITY

| | | | |
|----------|--|-----------|------------|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/16/2026 |
| INC DATE | | AG DATE | MLU |

| 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 | 2,223.00 | UT | 2.00 | 2.00 | 100 | 1996 | 1996 | 3 | 100 | 4,446 | |
| 2 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2009 | 2009 | 3 | 100 | 800 | |
| 3 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2019 | 2019 | 3 | 100 | 1,200 | |
| 5 | 0030 | BARN, MT | 0 | 100 | 0 | 0 | 1,320.00 | UT | 22.00 | 22.00 | 100 | 2026 | 2025 | | 100 | 29,040 | |

LAND DESCRIPTION TOTAL OB/XF 35,486

| 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-1 | 0.00 | 302.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 32,000.00 | 32,000.00 | 32,000 | | | | | | | |

| VALUATION BY | | STANDARD |
|---------------------------|-----------|----------|
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 175,996 |
| TOTAL MARKET OB/XF VALUE | | 35,486 |
| TOTAL LAND VALUE - MARKET | | 32,000 |
| TOTAL MARKET VALUE | | 243,482 |
| SOH/AGL Deduction | | 47,000 |
| ASSESSED VALUE | | 196,482 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 145,071 |
| TOTAL JUST VALUE | | 243,482 |
| NCON VALUE | | 44,163 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 199,812 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 9935 | SFR | 240 | 07/10/1995 |

| SALES DATA | | | | | | |
|-------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1457/1515 | 1/14/2022 | QC | U | I | 11 | 100 |
| GRANTOR: DUNLAP MATTHEW B | | | | | | |
| GRANTEE: DUNLAP ABIGAIL R | | | | | | |
| 1012/2721 | 4/15/2004 | WD | Q | I | | 123,000 |
| GRANTOR: TIMOTHY J & JENNIFER | | | | | | |
| GRANTEE: MATTHEW B & ABILGAI | | | | | | |

BUILDING NOTES

BUILDING DIMENSIONS
 BAS=[ORIG=0,0] W19 W28 S31 E16 N4 E15 S4 E16 N31 \$
 FOP=[ORIG=-31,31] E15 N4 W15 S4 \$
 FOP=[YR=2026;ORIG=-47,-12] E47 S12 W47 N12 \$