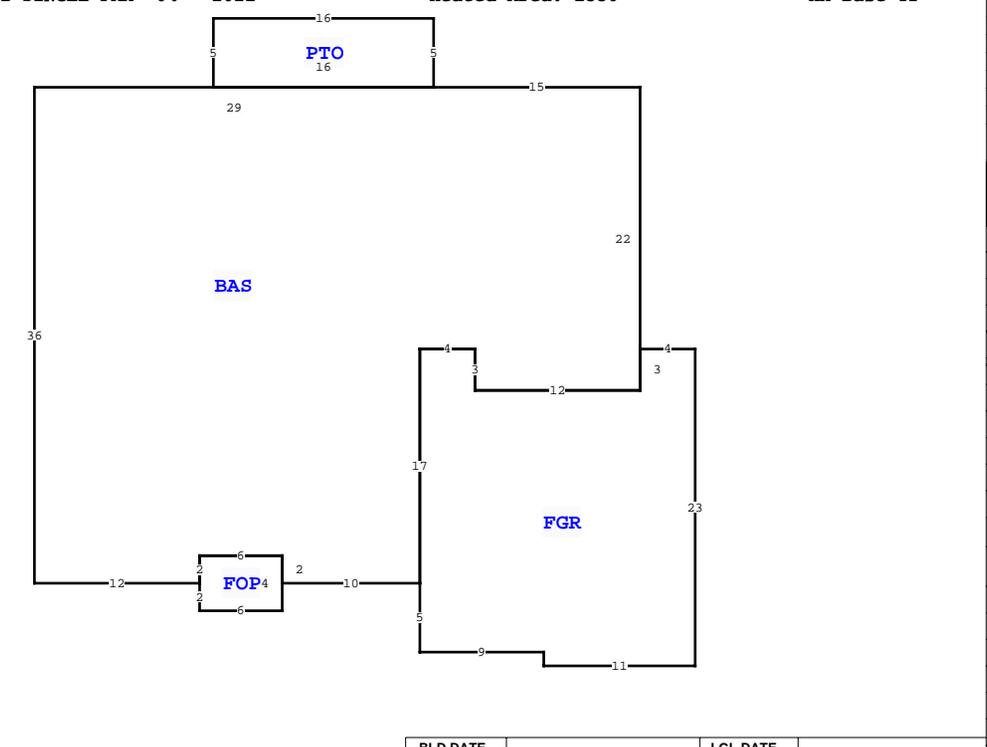


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	13 LAM/VNLPLK 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	02 02 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,575	137.8377	157.13	247,480	2003	2017	0	0	12.00	88.00		



Quality	07 07				
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	1,336	100		1,336	184,735
FGR	415	55		228	31,527
FOP	24	30		7	968
PTO	80	5		4	554
TOTALS	1,855			1,575	217,782

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		217,782
TOTAL MARKET OB/XF VALUE		8,359
TOTAL LAND VALUE - MARKET		32,000
TOTAL MARKET VALUE		258,141
SOH/AGL Deduction		0
ASSESSED VALUE		258,141
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		258,141
TOTAL JUST VALUE		258,141
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		255,976

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20460	SFR	247	02/26/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1409/0155	3/31/2020	WD Q	Q	I	01	187,000
GRANTOR: MARA DEONNE SMITH						
GRANTEE: BRYANT RYAN						
1374/0625	12/07/2018	WD Q	Q	I	01	174,000
GRANTOR: DAVID C & BECKY KAMPF						
GRANTEE: MARA DEONNE SMITH						

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	538.00	UT	2.00	2.00	100	2003	2003	3	100	1,076	
2	0166	CONC, PAVMT	0	0	0	2,348.00	UT	2.25	2.25	100	2009	2009	3	100	5,283	
3	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
4	0252	LEAN-TO W/	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	
5	0169	FENCE/WOOD	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	

264 SW ERIN GLN, LAKE CITY		BLD DATE	LGL DATE	04/16/2026	MLU
		XF DATE	LAND DATE		
		INC DATE	AG DATE		
<b>TOTAL OB/XF 8,359</b>					

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W15 PTO= N5 W16 S5 E16\$ W29 S36 E12 FOP= S2 E6 N4 W6 S2\$ N2 E6 S2 E10 FGR= S5 E9 S1 E11 N23 W4 S3 W12 N3 W4 S17\$ N17 E4 S3 E12 N22\$.	

LAND DESCRIPTION		TOTAL OB/XF 8,359																						
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	1145.00	302.00	1.00	LT		1.00	1.00	1.00	32,000.00	32,000.00	32,000							