

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	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		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural Units	01	CONV	100
		0	100
Quality	03	03	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2617.0200 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	840	100	
TOTALS	840		17,697

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	840	83.6100	52.67	44,243	1986	1986	0	0	60.00	40.00	
3 MOBILE HME			0% - 2025	Heated Area: 840			HX Base Yr					

60

14

BAS

14

60

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		17,697
TOTAL MARKET OB/XF VALUE		11,200
TOTAL LAND VALUE - MARKET		80,875
TOTAL MARKET VALUE		42,927
SOH/AGL Deduction		0
ASSESSED VALUE		42,927
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		42,927
TOTAL JUST VALUE		109,772
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		106,432

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30112	M H	0	04/26/2012
25421	M H	275	01/17/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1510/2170	3/15/2024	WD	U	I	11	100
GRANTOR: RUCKER BRYAN M						
GRANTEE: RUCKER INV, LLC						
0922/0404	3/09/2001	QC	U	V	11	100
GRANTOR: R HESTON AS TRUSTEE						
GRANTEE: BRYAN RUCKER						

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
1	0040	BARN, POLE	0	0	30	36	1.00	UT	0.00	100	2013	2013
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	100	2017	2017
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	100	2017	2017
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	100	2017	2017
5	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	100		

TOTAL OB/XF												
11,200												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0200	C	MBL HM			0		A-1	0.00	0.00	1.00	1.00
2	6200	A	PASTURE 3			0		A-1	0.00	0.00	7.25	1.00
3	9910	M	MKT. VAL. AG			0		A-1	0.00	0.00	7.25	1.00

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W60 S14 E60 N14\$.												

LAND DESCRIPTION													TOTAL OB/XF												
													11,200												
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	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000								
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	7.25	AC		1.00	1.00	1.00	280.00	280.00	2,030								
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	7.25	AC		1.00	1.00	1.00	9,500.00	9,500.00	68,875								