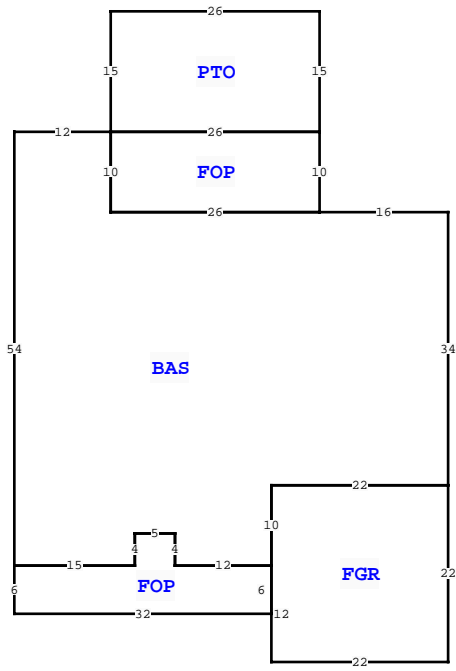


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LAM/VNLPLK	70
Interior Floo	14	CARPET	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3416.0400	1.10/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,256	100	
FGR	484	55	
FOP	212	30	
FOP	260	30	
PTO	390	5	
TOTALS	3,602		

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%	- 2021								
				Heated Area: 2256			HX Base Yr 2021				



VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		377,637
TOTAL MARKET OB/XF VALUE		1,808
TOTAL LAND VALUE - MARKET		38,500
TOTAL MARKET VALUE		417,945
SOH/AGL Deduction		120,007
ASSESSED VALUE		297,938
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		246,527
TOTAL JUST VALUE		417,945
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		421,962

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36971	SFR	1,106	07/16/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1408/0778	3/17/2020	WD Q	Q	I	01	325,000

GRANTOR: THE PRESERVE AT LAURE  
GRANTEE: ROBERT TRAVIS & JES  
1360/2557 5/24/2018 WD U V 30 0  
GRANTOR: CORNERSTONE HOMES OF  
GRANTEE: THE PRESERVE AT LAU

EXTRA FEATURES		371 SW BELLFLOWER DR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0169	FENCE/WOOD	0 100

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	604.00	UT	2.00	2.00	100	2019	2019	3	100	1,208	
2	0169	FENCE/WOOD	0 100	0	0	1.00	UT	600.00	600.00	100	2024	2023		100	600	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W16 FOP= N10 PTO= N15 W26 S15 E26\$ W26 S10 E26\$ W26 N10 W12 S54 FOP= S6 E32 N6 W12 N4 W5 S4 W15\$ E15 N4 E5 S4 E12 FGR= S12 E22 N22 W22 S10\$ N10 E22 N34\$.	

LAND DESCRIPTION		TOTAL OB/XF 1,808																						
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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.10	35,000.00	38,500.00	38,500							