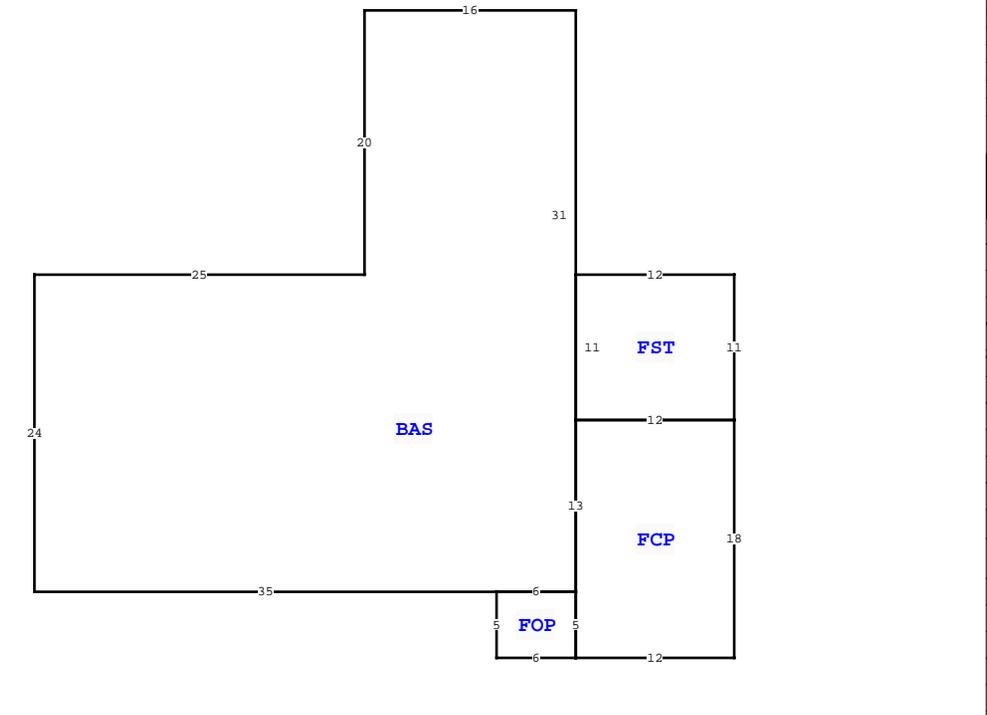


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	18 CEMENT BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNPLK 90
Interior Floor	14 CARPET 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,440	120.5360	135.00	194,400	1963	2015	0	0	10.00	90.00



Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	3417.0100 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,304	100		1,304	158,436
FCP	216	25		54	6,561
FOP	30	30		9	1,094
FST	132	55		73	8,870
<b>TOTALS</b>	<b>1,682</b>			<b>1,440</b>	<b>174,960</b>

183 SE OAK HILL ST, LAKE CITY

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

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	100	0	0	UT	0.00	0.00	100	0	0	3	100	250	
2	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0294	SHED WOOD/	0	100	14	20	UT	1,000.00	1,000.00	100	1993	1993	3	100	1,000	
4	0166	CONC, PAVMT	0	100	0	0	UT	0.00	0.00	100	2012	2012	3	100	200	
5	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2012	2012	3	100	200	
6	0060	CARPORT F	0	100	0	0	UT	1,000.00	1,000.00	100	2023	2022		100	1,000	

TOTAL OB/XF 2,950

LAND DESCRIPTION																								
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-21	20.00	105.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		174,960
TOTAL MARKET OB/XF VALUE		2,950
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		196,410
SOH/AGL Deduction		0
ASSESSED VALUE		196,410
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		139,999
TOTAL JUST VALUE		196,410
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		198,354

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1467/198	5/13/2022	WD Q	Q	I	01	200,000
GRANTOR: YOUNG CAMERON						
GRANTEE: PICKLES DILLON CURT						
1238/2473	7/24/2012	WD Q	Q	I	01	60,000
GRANTOR: SHARON YATES (SINGLE)						
GRANTEE: CAMERON YOUNG (SING)						

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W16 S20 W25 S24 E35 FOP= S5 E6 N5 W6\$ E6 FCP= S5E12 N18 W12 S13\$ N13 FST= E12 N11 W12 S11\$ N31\$.											