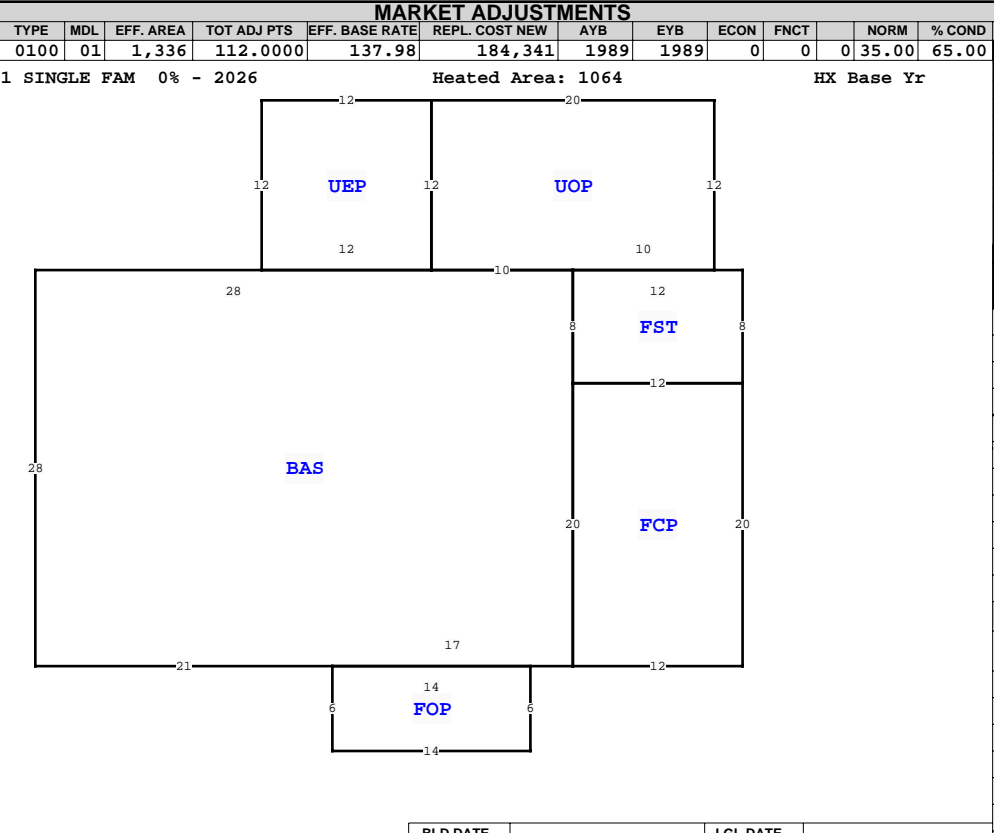


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	31 VINYL SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	12 HARDWOOD 50				
Interior Floor	14 CARPET 50				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	2 100				
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				
Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	3417.1100 1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100		1,064	95,427
FCP	240	25		60	5,381
FOP	84	30		25	2,243
FST	96	55		53	4,753
UEP	144	60		86	7,713
UOP	240	20		48	4,305
TOTALS	1,868			1,336	119,822



VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		119,822
TOTAL MARKET OB/XF VALUE		1,700
TOTAL LAND VALUE - MARKET		24,750
TOTAL MARKET VALUE		146,272
SOH/AGL Deduction		0
ASSESSED VALUE		146,272
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		146,272
TOTAL JUST VALUE		146,272
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		146,272

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049548	Roof Replacement	18,500	04/03/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1549/2509	2/22/2025	LE	U	I	14	100

GRANTOR: ESTEP CHESTER EDDY (E)
GRANTEE: ESTEP RONALD WILLIA
1155/2689 8/05/2008 WD Q I 115,000
GRANTOR: LOREE V SMITH
GRANTEE: CHESTER E & RUTH J

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	10	30	300.00	UT	2.00	100	0	0	3	100	600	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	100	2004	2004	3	100	500	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	100	2012	2012	3	100	200	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	100	2012	2012	3	100	400	

201 SE ROSEWOOD CIR, LAKE CITY

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

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 UEP= N12 W12 S12 E12\$ W28 S28 E21 FOP= S6E14N6
W14\$ E17 FCP= E12 N20W12 S20\$ N20 FST= E12 N8 W12 S8\$ N8\$
UOP= E10 N12 W20 S12 E10\$.

LAND DESCRIPTION		TOTAL OB/XF 1,700																						
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-2	0.00	0.00	1.00	LT		1.00	1.00	1.10	22,500.00	24,750.00	24,750							