

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 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		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2024	149.89	266,355	1997	2010	0	0	18.38	81.62

Heated Area: 1511 HX Base Yr 2024

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		217,399
TOTAL MARKET OB/XF VALUE		5,667
TOTAL LAND VALUE - MARKET		24,750
TOTAL MARKET VALUE		247,816
SOH/AGL Deduction		0
ASSESSED VALUE		247,816
TOTAL EXEMPTION VALUE	HX HB WR VX	61,411
BASE TAXABLE VALUE		186,405
TOTAL JUST VALUE		247,816
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		251,392

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	108	100		108	13,213
BAS	1,403	100		1,403	171,644
FGR	460	55		253	30,952
FOP	30	30		9	1,101
PTO	84	5		4	490
TOTALS	2,085			1,777	217,399

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

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	1.50	1.50	100	1997	1997	3	100	867	
2	0104	GENERATOR	0	100	0	0	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	

EXTRA FEATURES																
280 SE ELM LOOP, LAKE CITY																
TOTAL OB/XF 5,667																

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12642	SFR	235	06/09/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/1811	4/28/2023	WD	Q	I	01	285,000
GRANTOR: NELSON MARYALICE						
GRANTEE: COPPOLA PETER B						
1331/1320	2/13/2017	WD	Q	I	01	98,000
GRANTOR: STEPHEN & EVELYNE MOB						
GRANTEE: MARYALICE NELSON						

BUILDING NOTES																
----------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS																
BAS=[ORIG=0,0] W15 S9 W12 N9 W15 S33 E11 E6 S5 E5 E20 N38 \$																
FGR=[ORIG=-20,38] S23 E20 N23 W20 \$																
BAS=[ORIG=-15,0] W12 S9 E12 N9 \$																
PTO=[ORIG=-15,0] N7 W12 S7 E12 \$																
FOP=[ORIG=-31,33] S5 E6 N5 W6 \$																

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	22,500.00	24,750.00	24,750							