

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	100
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
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	3616.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	2023
TOTALS	1,512		163,937

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	2	100%	-	2024						
Heated Area: 1512						HX Base Yr 2024					

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			163,937
TOTAL MARKET OB/XF VALUE			22,700
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			241,637
SOH/AGL Deduction			2,228
ASSESSED VALUE			239,409
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			187,998
TOTAL JUST VALUE			241,637
NCON VALUE			3,700
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			238,073

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044027	Mobile Home		03/29/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1503/413	11/15/2023	WD	Q	I	01	275,000
GRANTOR: FERRAIOLA JOSEPH G						
GRANTEE: IVEY MICHAEL LOGAN						
1456/2377	1/04/2022	WD	Q	V	01	63,200
GRANTOR: WESTERDALE DONALD R						
GRANTEE: FERRAIOLA JOSEPH G						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100
2	0296	SHED METAL	0	100	0	0		1.00	UT 2,500.00	2,500.00	100
3	0060	CARPORT F	0	100	0	0		1.00	UT 6,500.00	6,500.00	100
4	0081	DECKING WI	0	100	0	0		1.00	UT 1,000.00	1,000.00	100
5	0261	PRCH, UOP	0	100	0	0		1.00	UT 2,000.00	2,000.00	100
6	0252	LEAN-TO W/	0	100	0	0		1.00	UT 1,200.00	1,200.00	100
7	0294	SHED WOOD/	0	100	0	0		1.00	UT 2,500.00	2,500.00	100

TOTAL OB/XF												22,700			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							04/07/2025	MLU		

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2023;ORIG=25,16] E56 S27 W56 N27 \$											

LAND DESCRIPTION												TOTAL OB/XF												22,700			
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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000										