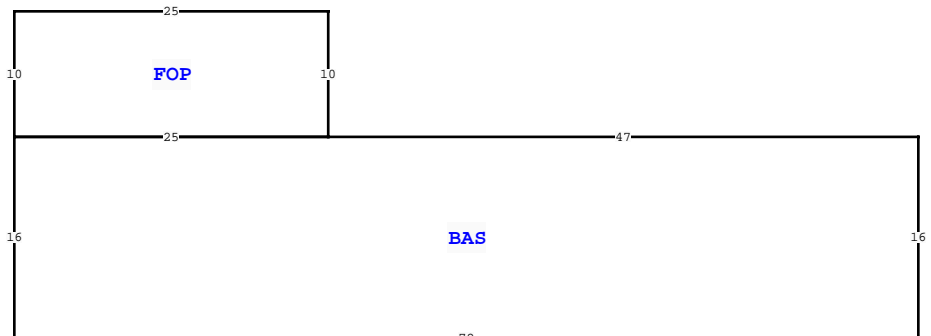


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	08 SHT VINYL 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectual	01 CONV 100
Units	0 100
Condition Adj	02 02 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	MOBILE HME	100%	2008									
				Heated Area: 1152			HX Base Yr 2008					



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	3617.0100 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	14,395
FOP	250	35		88	1,100
TOTALS	1,402			1,240	15,495

480 SW REMINGTON CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026
INC DATE		AG DATE	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	0040	BARN, POLE	0	100	28	36	UT		4.50	100	2013	2013	3	100	4,536	
2	0166	CONC, PAVMT	0	100	20	36	UT	2.00	2.00	100	2013	2013	3	100	1,440	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	400	
5	9947	Septic	0	0	0	0	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION															TOTAL OB/XF									
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-3	0.00	0.00	4.48	AC		1.00	1.00	1.00	12,000.00	12,000.00	53,760							

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		15,495
TOTAL MARKET OB/XF VALUE		16,376
TOTAL LAND VALUE - MARKET		53,760
TOTAL MARKET VALUE		85,631
SOH/AGL Deduction		31,594
ASSESSED VALUE		54,037
TOTAL EXEMPTION VALUE	HX HB	27,207
BASE TAXABLE VALUE		26,830
TOTAL JUST VALUE		85,631
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		69,951

SALE: 2:1: \$.70 STAMPS			
SALE: 1:1: INCLUDED 09578-010 - SALE TOO LOW			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
37239	M H	360	09/21/2018
11285	PUMP/UTPOL	30	06/14/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1340/2425	7/12/2017	WD	U	I	11	100
GRANTOR: SHERRY L HARDIN (UNMA)						
GRANTEE: JOSEPH & KASEY SHAN						
1127/1223	8/01/2007	WD	Q	I		65,000
GRANTOR: J WAYNE & KATHY ADAMS						
GRANTEE: JOSEPH & SHERRY L H						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W47 FOP= N10 W25 S10 E25\$ W25 S16 E72 N16\$.	