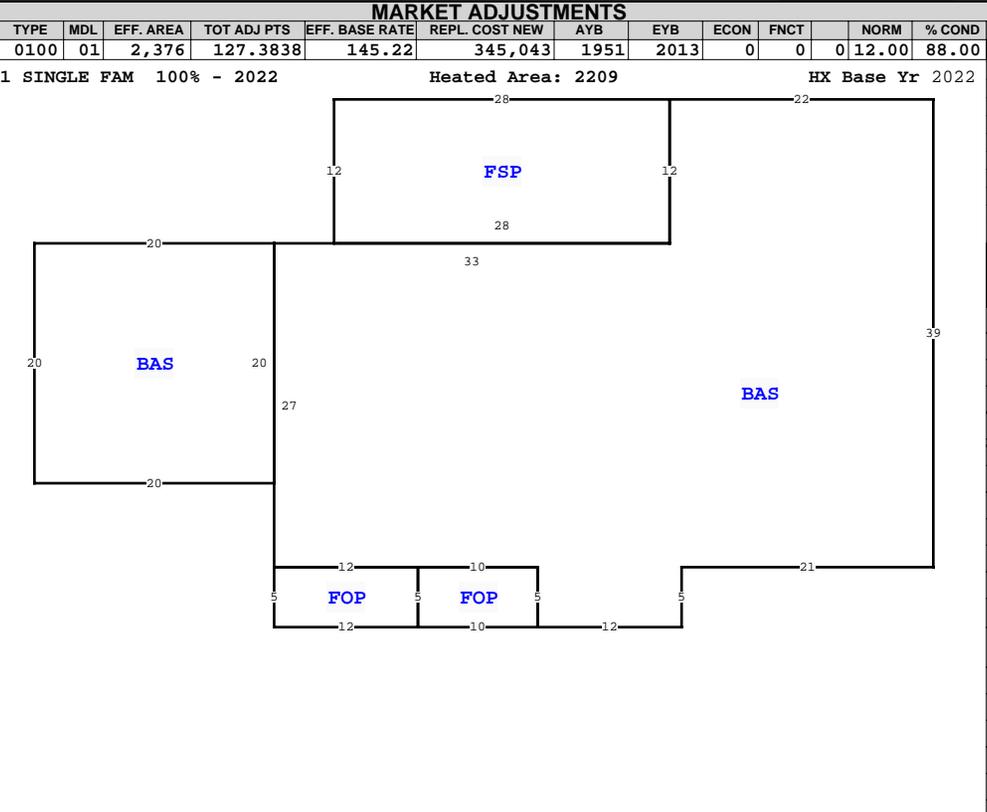


ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100



Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	5417.0200	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	400	100		400	51,117
BAS	1,809	100		1,809	231,179
FOP	50	30		15	1,917
FOP	60	30		18	2,300
FSP	336	40		134	17,124
TOTALS	2,655			2,376	303,638

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		303,638
TOTAL MARKET OB/XF VALUE		10,516
TOTAL LAND VALUE - MARKET		25,557
TOTAL MARKET VALUE		339,711
SOH/AGL Deduction		31,733
ASSESSED VALUE		307,978
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		256,567
TOTAL JUST VALUE		339,711
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		334,284

PERMIT NUM	DESCRIPTION	AMT	ISSUED
131	MAINT/ALTR	50	03/18/2013
00950			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1449/453	10/01/2021	WD	Q	I	01	349,900
GRANTOR: PHELPS MEAGAN S						
GRANTEE: STACHER MIKEAL						
1247/1043	1/03/2013	WD	U	I	38	74,000
GRANTOR: JAMES D & SALLY P EHL						
GRANTEE: MEAGAN S PHELPS						

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	0297	SHED CONCR	0 100	24 24	576.00	UT	10.00	10.00	100	0	0	3	100	5,760	
2	0070	CARPORT UF	0 100	0 0	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,500	
3	0169	FENCE/WOOD	0 100	0 0	1.00	UT	0.00	0.00	100	2012	2012	3	100	800	
4	0166	CONC, PAVMT	0 100	0 0	728.00	UT	2.00	2.00	100	2013	2013	3	100	1,456	

BLD DATE			LGL DATE		05/12/2026	MLU	
XF DATE			LAND DATE				
INC DATE			AG DATE				
1038 S MARION AVE, LAKE CITY							
TOTAL OB/XF							10,516

BUILDING NOTES														

BUILDING DIMENSIONS														
BAS= W22 FSP= W28 S12 E28 N12\$ S12 W33 BAS= W20 S20 E20 N20\$ S27 FOP= S5 E12 N5 W12\$ E12 FOP= S5E10 N5 W10\$ E10 S5 E12 N5 E21 N39\$.														

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	250.00	155.00	23,234.00	SF		1.00	1.00	1.00	1.10	1.10	25,557							