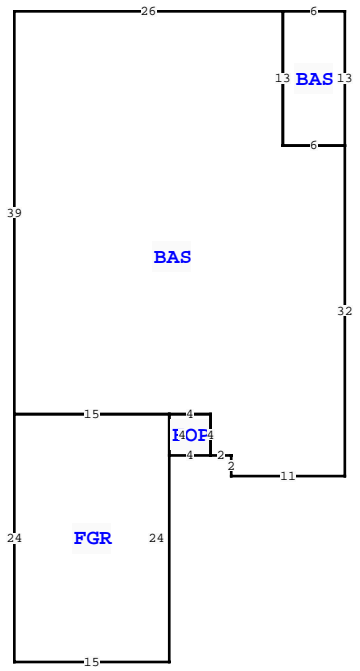


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	15	HARDTILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual Units	05	CONV	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	6417.0700	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	78	100	
BAS	1,244	100	
FGR	360	55	
FOP	16	30	
TOTALS	1,698		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,525	126.0720	141.20	215,330	1988	1998		0	0	27.00	73.00	
2 SINGLE FAM 0% - 2025 Heated Area: 1322 HX Base Yr													



VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		157,191
TOTAL MARKET OB/XF VALUE		3,200
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		182,891
SOH/AGL Deduction		0
ASSESSED VALUE		182,891
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		182,891
TOTAL JUST VALUE		182,891
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		185,044

PERMIT NUM	DESCRIPTION	AMT	ISSUED
549	MAINT/ALTR	100	12/10/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1570/955	5/29/2026	WD Q	Q	I	01	229,000
GRANTOR: BLS INVEST, LLC						
GRANTEE: BRADLEY-MAXWELL JAZ						
1520/1109	7/17/2024	CT U	U	I	18	135,000
GRANTOR: CLERK OF COURT						
GRANTEE: BLS INVEST, LLC						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0.00
2	0180	FPLC 1STRY	2,000.00
3	0169	FENCE/WOOD	0.00

TOTAL OB/XF														
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
1	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100
2	0180	FPLC 1STRY	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100
3	0169	FENCE/WOOD	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100

BUILDING NOTES	
1135 SW FAIRFAX GLN, LAKE CITY	

BUILDING DIMENSIONS	
BAS= W26 S39 FGR= S24 E15 N24 W15\$ E15 FOP= S4 E4 N4 W4\$ E4 S4 E2 S2 E11 N32 BAS= N13 W6 S13 E6\$ W6 N13\$.	

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	0100	C	SFR	0		*RMF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							