

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
00	N/A 0				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 100				
00	N/A 0				
03	CENTRAL 100				
04	AIR DUCTED 100				
3	100				
2	100				
01	NONE 100				
1.	1.100				
0	100				
03	03 100				
01	01 100				
05	05				
0200	MOBILE HOME				
			06		
		10416.070	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100	2025	1,782	189,465
TOTALS	1,782			1,782	189,465

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% - 2025									
Heated Area: 1782						HX Base Yr 2025					
265 SW SUNSET WAY, LAKE CITY											
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE	
						04/21/2023		MLU			

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		189,465
TOTAL MARKET OB/XF VALUE		7,500
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		215,465
SOH/AGL Deduction		129,871
ASSESSED VALUE		85,594
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		34,183
TOTAL JUST VALUE		215,465
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		221,365

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048239	Mobile Home		09/21/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1482/905	1/03/2023	WD	Q	V	01	27,500
GRANTOR: RUSS GARY						
GRANTEE: SUMMERS BRUCE						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2025;ORIG=16,12] E66 S27 W66 N27 \$	

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	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100	2025	2024		100	7,000	
2	0120	CLFENCE 4	0	100	0	0		1.00	UT 500.00	100	2025	2024		100	500	
TOTAL OB/XF 7,500																

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							