

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	10	ABOVE AVG.	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.5	1.5	100		
Architectual Units	05	CONV	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	10617.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,092	100		1,092	92,288
FEP	324	80		259	21,889
FGR	840	55		462	39,045
FUS	2,070	100		2,070	174,942
UOP	64	20		13	1,099
TOTALS	4,390			3,896	329,263

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	2004								
Heated Area: 3162 HX Base Yr 2004											

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VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		329,263	
TOTAL MARKET OB/XF VALUE		9,346	
TOTAL LAND VALUE - MARKET		144,900	
TOTAL MARKET VALUE		483,509	
SOH/AGL Deduction		177,671	
ASSESSED VALUE		305,838	
TOTAL EXEMPTION VALUE	HX HB VX WX	61,411	
BASE TAXABLE VALUE		244,427	
TOTAL JUST VALUE		483,509	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		462,809	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1533/1899	2/12/2025	LE	U	I	14	100
GRANTOR: BRYANT KATHLEEN A (EN)						
GRANTEE: BOYD WILLIAM O (RMD)						
1000/0484	11/14/2003	WD	Q	I		230,000
GRANTOR: STEVEN R & RUTH E MAC						
GRANTEE: DONE & KATHLEEN BRY						

EXTRA FEATURES															BLD DATE	LGL DATE		
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	LAND DATE	AG DATE
1	0166	CONC, PAVMT	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	1,950		
2	0170	FPLC 2STRY	0	100	0	0		1.00	UT 2,750.00	2,750.00	100	0	0	3	100	2,750		
3	0294	SHED WOOD/	0	100	10	12		1.00	UT 0.00	0.00	100	0	0	3	100	570		
4	0080	DECKING	0	100	12	24		1.00	UT 0.00	0.00	100	1993	1993	3	100	200		
5	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	2004	2004	3	100	1,200		
6	0120	CLFENCE 4	0	100	0	0		1.00	UT 0.00	0.00	100	2004	2004	3	100	300		
7	0040	BARN, POLE	0	100	22	96		2,112.00	UT 1.50	1.50	75	2013	2013	3	75	2,376		
TOTALS															9,346	05/07/2026	MLU	

BUILDING NOTES														
15320 S US HIGHWAY 441 , LAKE CITY														
BLD DATE														
XF DATE														
INC DATE														
LGL DATE														
LAND DATE														
AG DATE														

BUILDING DIMENSIONS														
FUS= W9 FEP= N18 W18 S18 E18\$ W 60 S30 E21 UOP= S4 E16 N4W16\$ E48 N30 PTR=N30 FGR= N28W30 BAS= W39 S28 E39 N28\$ S28E30\$ S30\$.														

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	% 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		A-1	0.00	0.00	20.70	AC		1.00	1.00	1.00	7,000.00	7,000.00	144,900							