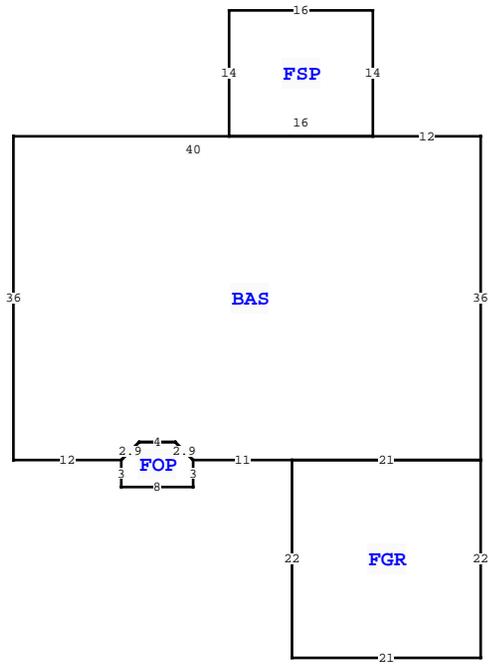


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	15	HARDTILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	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	11416.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,860	100	
FGR	462	55	
FOP	36	30	
FSP	224	40	
TOTALS	2,582		

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%	- 2026									
				Heated Area: 1860				HX Base Yr 2026				



VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		234,347
TOTAL MARKET OB/XF VALUE		24,385
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		293,732
SOH/AGL Deduction		0
ASSESSED VALUE		293,732
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		242,321
TOTAL JUST VALUE		293,732
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		267,294

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053008	Remodel	44,000	05/05/2025
000048689	Solar Power Syste	66,323	11/17/2023
000048669	Roof Replacement	25,000	11/15/2023
12124	SFR	295	02/07/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1549/1591	9/11/2025	WD Q	I	01		365,000
GRANTOR: HOUSE BUYER JOE LLC						
GRANTEE: TIMBERMAN GWENDOLYN						
1537/341	4/01/2025	WD U	I	37		125,000
GRANTOR: PRINZ JAMIE						
GRANTEE: HOUSE BUYER JOE LLC						

EXTRA FEATURES		253 SW HUNTINGTON GLN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0180	FPLC 1STRY	0 100
2	0166	CONC, PAVMT	0 100
3	0169	FENCE/WOOD	0 100
4	0070	CARPORT UF	0 100
5	0210	GARAGE U	0 100

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	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1997	1997	3	100	2,000	
2	0166	CONC, PAVMT	0 100	0	0	1,443.00	UT	1.50	1.50	100	1997	1997	3	100	2,165	
3	0169	FENCE/WOOD	0 100	0	0	240.00	UT	7.50	7.50	100	1997	1997	3	100	1,800	
4	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
5	0210	GARAGE U	0 100	32	35	1,120.00	UT	16.00	16.00	100	2019	2019	3	100	17,920	
TOTAL OB/XF 24,385																

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES	
BAS=[ORIG=0,0] W12 W40 S36 E12 U2R2 E4 D2R2 E11 E21 N36 \$	
FGR=[ORIG=-21,36] S22 E21 N22 W21 \$	
FSP=[ORIG=-12,0] N14 W16 S14 E16 \$	
FOP=[ORIG=-40,36] S3 E8 N3 U2L2 W4 D2L2 \$	

LAND DESCRIPTION		TOTAL OB/XF	
L N	USE CODE	CLS	DESCRIPTION
1	0100	C	SFR

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							