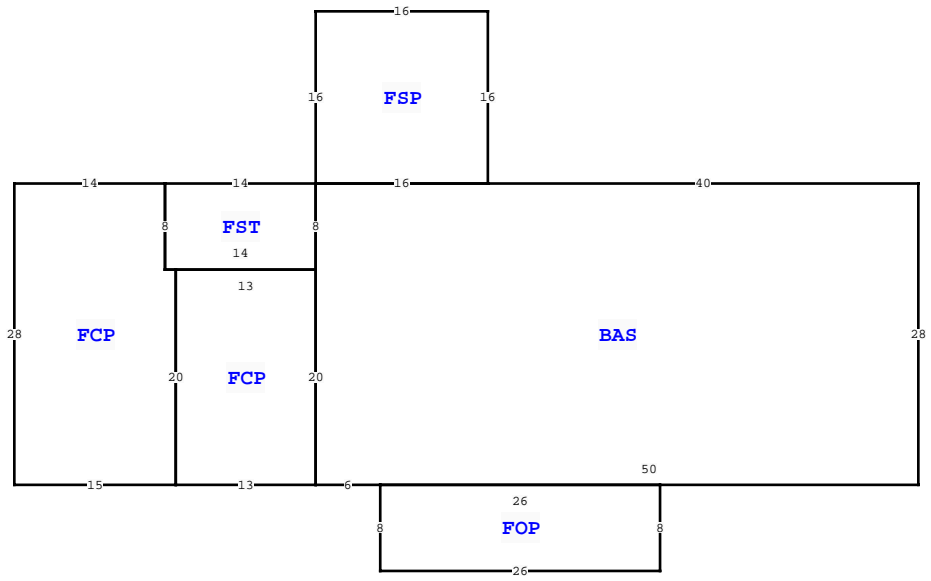


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	31	VINYL SID	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	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	11416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,568	100	
FCP	260	25	
FCP	412	25	
FOP	208	30	
FSP	256	40	
FST	112	55	
TOTALS	2,816		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,962	115.1390	128.96	253,020	1979	1979	0	0	35.00	65.00
1 SINGLE FAM 0% - 2026 Heated Area: 1568 HX Base Yr											



VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		164,463
TOTAL MARKET OB/XF VALUE		7,075
TOTAL LAND VALUE - MARKET		31,725
TOTAL MARKET VALUE		203,263
SOH/AGL Deduction		0
ASSESSED VALUE		203,263
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		203,263
TOTAL JUST VALUE		203,263
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		208,798

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/1639	7/16/2025	WD Q	Q	I	01	230,000
GRANTOR: DAMPIER JENNIFER K						
GRANTEE: KIRBY CLIFTON MICHA						
1269/0779	2/04/2014	WD U	U	I	30	100
GRANTOR: GARRY W DAMPIER (RESE						
GRANTEE: JENNIFER K OGBURN &						

EXTRA FEATURES		506 SW KIRBY AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 0 0 0
2	0258	PATIO	0 0 0 0
3	0294	SHED WOOD/	0 0 20 20
4	0060	CARPORT F	0 0 28 20

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	0190	FPLC PF	0 0 0 0			1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0258	PATIO	0 0 0 0			1.00	UT	0.00	0.00	100	0	0	3	100	75	
3	0294	SHED WOOD/	0 0 20 20			400.00	UT	7.50	7.50	100	1993	1993	3	100	3,000	
4	0060	CARPORT F	0 0 28 20			560.00	UT	5.00	5.00	100	1993	1993	3	100	2,800	
TOTAL OB/XF 7,075																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 FSP= N16 W16 S16 E16\$ W16 FST= W14 FCP= W14 S28 E15 N20 W1 N8\$ S8 E14 N8\$ S8 FCP= W13 S20 E13 N20\$ S20 E6 FOP= S8 E26 N8 W26\$ E50 N28\$.	

LAND DESCRIPTION		TOTAL OB/XF 7,075																						
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		A-1	0.00	0.00	2.35	AC		1.00	1.00	1.00	13,500.00	13,500.00	31,725							