

COMM SW COR OF SEC, RUN NORTH 23  
66.48 FT FOR POB CONT E 867.80 F  
W 867.92 FT, N 504.32 FT TO POB

CARPENTER PATRICIA ANN/CARPENTER JAMES MADISON  
8598 WHEELER RD  
MARION, AR 72364

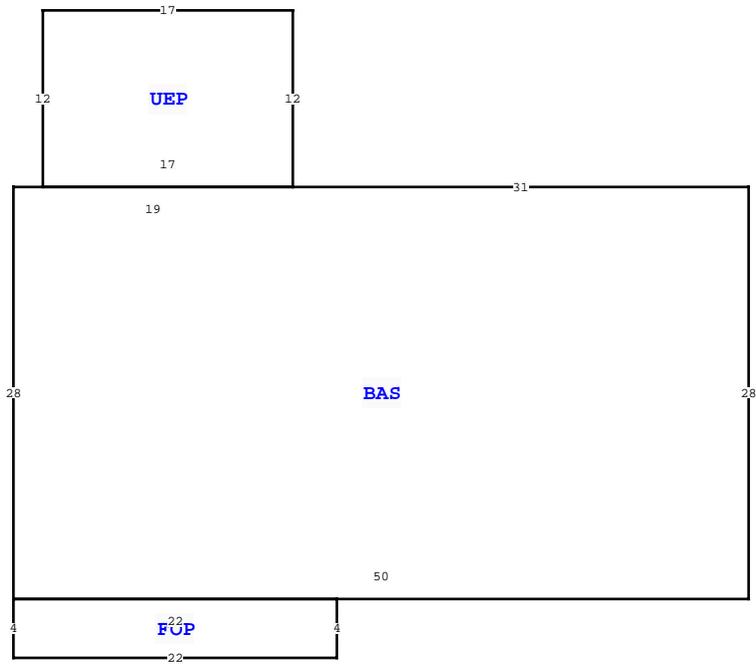
2026

11-4S-17-08319-000



ELEMENT		CD	CONSTRUCTION
Exterior Wall	15		CONC BLOCK 100
Roof Structur	03		GABLE/HIP 100
Roof Cover	03		COMP SHNGL 100
Interior Wall	05		DRYWALL 100
Interior Floor	06		VINYL ASB 80
Interior Floor	14		CARPET 20
Air Condition	03		CENTRAL 100
Heating Type	03		FORCED AIR 100
Bedrooms			3 100
Bathrooms			1.5 100
Frame	01		NONE 100
Stories	1.1		1. 100
Architectual	05		CONV 100
Units			0 100
Condition Adj	03		03 100
Kitchen Adjus	01		01 100
Quality	05	05	
DOR CODE	5000		IMPROVED AG
MAP NUM			MKT AREA 02
NEIGHBORHOOD/LOC	11417.00		1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,400	100	
FOP	88	30	
UEP	204	60	
TOTALS	1,692		1,548 117,142

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	0									Heated Area: 1400 HX Base Yr	



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VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			117,142	
TOTAL MARKET OB/XF VALUE			2,400	
TOTAL LAND VALUE - MARKET			100,650	
TOTAL MARKET VALUE			150,309	
SOH/AGL Deduction			6,777	
ASSESSED VALUE			143,532	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			143,532	
TOTAL JUST VALUE			220,192	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			206,467	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32926	TR/TRAILER	50	04/30/2015
6786	SFR	43,000	01/27/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1423/2559	11/06/2020	LE U		I	14	100
GRANTOR: PATRICIA ANN & JAMES						
GRANTEE: VALERIE SUZANNE CAR						
1423/2557	10/29/2020	QC U		I	11	100
GRANTOR: PATRICIA ANN						
GRANTEE: PATRICIA ANN & JAME						

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
1	0210	GARAGE U	0	0	24	30	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,000	
3	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,000	
														BLD DATE		LGL DATE	
														XF DATE		LAND DATE	
														INC DATE		AG DATE	
2215 SE COUNTY ROAD 245 , LAKE CITY														05/06/2026		MLU	
														TOTAL OB/XF		2,400	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W31 UEP= N12 W17 S12 E17\$ W19 S28 FOP= S4 E22 N4 W22\$ E50 N28\$.													

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	5400	A	TIMBER 1	0		A-1	0.00	0.00	6.75	AC		1.00	1.00	1.00	647.00	647.00	4,367							
3	0000	C	VAC RES	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	0.70	11,000.00	7,700.00	15,400							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	6.75	AC		1.00	1.00	1.00	11,000.00	11,000.00	74,250							