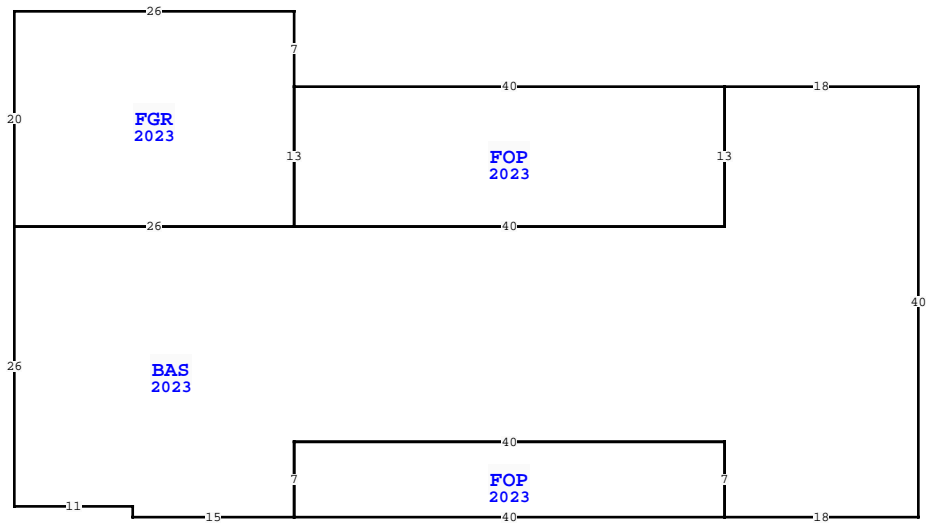


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		4	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	12315.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,211	100	2023
FGR	520	55	2023
FOP	280	30	2023
FOP	520	30	2023
TOTALS	3,531		

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%	- 2024								
				Heated Area: 2211			HX Base Yr 2024				



VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		375,030
TOTAL MARKET OB/XF VALUE		17,500
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		467,530
SOH/AGL Deduction		47,659
ASSESSED VALUE		419,871
TOTAL EXEMPTION VALUE	HX HB 13	419,871
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		467,530
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		465,146

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049956	Storage Building	22,000	05/24/2024
000044258	New Residential C	350,000	04/25/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1486/1539	3/15/2023	WD	Q	I	01	519,900
GRANTOR: VERCHER JENA N						
GRANTEE: MORROW RICHARD D						
1486/1537	3/14/2023	WD	U	I	11	100
GRANTOR: VERCHER CHAD						
GRANTEE: VERCHER JENA N						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	100	0	500.00	UT	3.00	3.00	100	2023
2	0030	BARN, MT	0	100	0	1.00	UT	12,500.00	12,500.00	100	2025
3	0296	SHED METAL	0	100	0	1.00	UT	3,500.00	3,500.00	100	2025

TOTAL OB/XF											
17,500											

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2023;ORIG=40,-40] S26 E11 S1 E15 N7 E40 S7 E18 N40 W18 S13 W40 W26 \$											
FGR=[YR=2023;ORIG=40,-60] S20 E26 N13 N7 W26 \$											
FOP=[YR=2023;ORIG=66,-53] S13 E40 N13 W40 \$											
FOP=[YR=2023;ORIG=66,-20] S7 E40 N7 W40 \$											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT	1.00