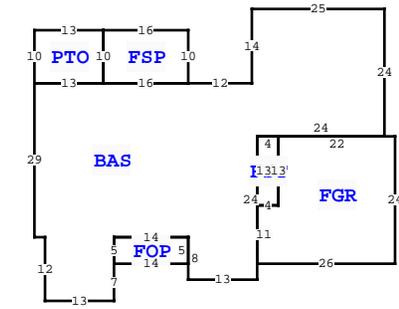
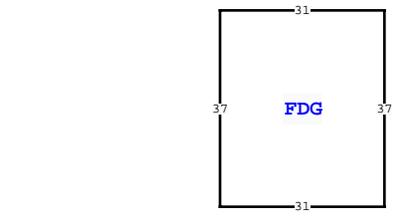


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
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	07	07
DOR CODE	0100	SINGLE FAMILY

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,191	126.0127	143.65	458,387	1997	1997	0	0	28.70	71.30

1 SINGLE FAM 100% - 2005 Heated Area: 2068 HX Base Yr 2005



MAP NUM	MKT AREA	01			
12315.010	1.00/				
NEIGHBORHOOD/LOC	12315.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,068	100		2,068	211,809
FDG	1,147	60		688	70,467
FGR	572	55		315	32,263
FOP	70	30		21	2,151
FSP	160	40		64	6,555
FST	52	55		29	2,970
PTO	130	5		6	615
TOTALS	4,199			3,191	326,830

389 NW INDIAN SPRINGS DR, LAKE CITY

BLD DATE	LGL DATE
	04/22/2026
XF DATE	LAND DATE
INC DATE	AG DATE

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		326,830
TOTAL MARKET OB/XF VALUE		52,449
TOTAL LAND VALUE - MARKET		63,000
TOTAL MARKET VALUE		442,279
SOH/AGL Deduction		146,889
ASSESSED VALUE		295,390
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		238,979
TOTAL JUST VALUE		442,279
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		437,557

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049393	Roof Replacement	19,000	03/11/2024
39869	REMODEL	0	06/03/2020
35265	POOL ENCL	119	05/04/2017
34919	POOL	300	02/07/2017
30338	MAINT/ALTR	45	08/02/2012
25590	GARAGE	271	03/02/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1540/2268	4/22/2025	LE	U	I	14	100
GRANTOR: BOUTWELL GEORGE A (EN)						
GRANTEE: BOUTWELL GEORGE A I						
0939/2187	10/22/2001	WD	Q	I		160,000
GRANTOR: JAMES C & LAURA L SAY						
GRANTEE: GEORGE A & LINDA BO						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W25 S14 W12 W16 W13 S29 E2 S12 E13 N7 N5 E14 S8 E13 N3 N24 E24 N24 \$	
FDG=[ORIG=0,-30] N37 W31 S37 E31 \$	
FGR=[ORIG=-24,48] E26 N24 W22 S13 W4 S11 \$	
FSP=[ORIG=-37,14] N10 W16 S10 E16 \$	
PTO=[ORIG=-53,14] N10 W13 S10 E13 \$	
FOP=[ORIG=-51,48] E14 N5 W14 S5 \$	
FST=[ORIG=-20,24] W4 S13 E4 N13 \$	

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	100	0	1.00	UT	1,200.00	1,200.00	100	1997	1997	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	549.00	UT	1.50	1.50	100	1997	1997	3	100	824	
3	0280	POOL R/CON	0	100	0	566.00	UT	70.00	70.00	100	2017	2017	3	84	33,281	
4	0282	POOL ENCL	0	100	32	1,280.00	UT	15.00	15.00	100	2017	2017	3	57	10,944	
5	0104	GENERATOR	0	100	0	1.00	UT	6,000.00	6,000.00	100	2021	2020		70	4,200	
6	0260	PAVEMENT-A	0	100	0	1.00	UT	2,000.00	2,000.00	100	2023	2022		100	2,000	
TOTAL OB/XF 52,449																

LAND DESCRIPTION		TOTAL OB/XF 52,449																						
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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.05	60,000.00	63,000.00	63,000							