



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	1317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	
TOTALS	1,512		44,924

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MOBILE HME	100%	- 1998									
				Heated Area: 1512				HX Base Yr 1998				



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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		44,924	
TOTAL MARKET OB/XF VALUE		23,150	
TOTAL LAND VALUE - MARKET		16,126	
TOTAL MARKET VALUE		84,200	
SOH/AGL Deduction		23,928	
ASSESSED VALUE		60,272	
TOTAL EXEMPTION VALUE	HX HB	35,272	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		84,200	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		82,060	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11758	M H	125	10/15/1996
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SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1362/2568	6/20/2018	WD	U	I	11	100
GRANTOR: GARY GOENS						
GRANTEE: GARY GOENS & MELODY						
1337/0351	5/16/2017	WD	U	I	11	100
GRANTOR: CHRISTY PAUL GOENS						
GRANTEE: GARY GOENS						

EXTRA FEATURES																
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	0166	CONC, PAVMT	0	100	4	10	1.00	UT	0.00	100	0	0	3	100	60	
2	0296	SHED METAL	0	100	12	35	1.00	UT	0.00	100	0	0	3	100	1,110	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	1996	1996	3	100	1,200	
5	0210	GARAGE U	0	100	24	40	1.00	UT	0.00	100	1993	1993	3	100	3,000	
6	0264	PRCH, FSP	0	100	0	0	1.00	UT	0.00	100	2012	2012	3	100	1,800	
7	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
8	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2012	2012	3	100	100	
9	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2012	2012	3	100	400	
10	0040	BARN, POLE	0	100	24	36	864.00	UT	2.50	50	2012	2012	3	50	1,080	

TOTALS												
460 NE CLYDE VARNES RD, LAKE CITY												
BLD DATE		LGL DATE										
XF DATE		LAND DATE										
INC DATE		AG DATE										
TOTAL OB/XF 22,750												

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W56 S27 E56 N27\$.									

LAND DESCRIPTION										TOTAL OB/XF 22,750														
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	0102	C	SFR/MH	100		A-1	0.00	0.00	0.62	AC		1.00	1.00	1.04	9,300.00	9,625.50	5,968							
2	0000	C	VAC RES	100			0.00	0.00	1.10	AC		1.00	1.00	0.50	7,300.00	3,650.00	4,015							
3	0700	C	MISC RES	100		A-1	0.00	0.00	1.53	AC		1.00	1.00	0.55	7,300.00	4,015.00	6,143							

