

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	70		
Interior Floo	08	SHT VINYL	30		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		3	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	5000 IMPROVED AG				
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	13515.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,603	100		3,603	287,568
FCP	469	25		117	9,338
FOP	430	30		129	10,296
FST	56	55		31	2,474
TOTALS	4,558			3,880	309,676

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% - 0									

Heated Area: 3603 HX Base Yr

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			309,676
TOTAL MARKET OB/XF VALUE			18,800
TOTAL LAND VALUE - MARKET			433,620
TOTAL MARKET VALUE			355,771
SOH/AGL Deduction			157,372
ASSESSED VALUE			198,399
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			146,988
TOTAL JUST VALUE			762,096
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			683,556

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048851	Electrical Servic	0	12/13/2023
000046319	Roof Replacement	16,000	01/23/2023
000042508	Electrical Servic	0	08/09/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES	

**BUILDING DIMENSIONS**  
 BAS= W75 S43 E16 FOP= S10 E43 N10 W43\$ E80 N18 FST= N4 W14 S4 E14\$ W14 FCP= N4 E14 N21 W21 S25 E7\$ W7 N25\$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0040	BARN, POLE	0	100	50	100	5,000.00	UT	2.50	100	2022	2021		100	12,500	
3	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	100	2024	2023		85	5,100	

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	DPHT 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	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	77.84	AC		1.00	1.00	1.00	280.00	280.00	21,795							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	77.84	AC		1.00	1.00	1.00	5,500.00	5,500.00	428,120							