

ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 50
Exterior Wall	19	COMMON BRK 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	10	TERRAZZO 100
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.1	1.100
Architectural Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,352	115.5000	129.36	174,895	1965	1965	0	0	35.00	65.00

1 SINGLE FAM 100% - 2023 Heated Area: 816 HX Base Yr 2023

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		113,682
TOTAL MARKET OB/XF VALUE		21,900
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		170,582
SOH/AGL Deduction		5,304
ASSESSED VALUE		165,278
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		113,867
TOTAL JUST VALUE		170,582
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		170,582

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	816	100		816	68,613
FEP	216	80		173	14,546
UEP	552	60		331	27,832
UST	72	45		32	2,691
TOTALS	1,656			1,352	113,682

BLD DATE	LGL DATE
04/15/2025	MLU

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1460/2672	12/13/2021	PR	U	V	19	100
GRANTOR: WILLIAMS ALLEN						
GRANTEE: JEFFERS CECILEY						

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	400	
4	9945	Well/Sept	0	100	0	0	2.00	UT	7,000.00	7,000.00	100			3	100	14,000	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

EXTRA FEATURES																	
574 NW CECILEY PL, LAKE CITY																	

BUILDING NOTES																	

BUILDING DIMENSIONS																	
BAS= W34 UST= W12 UEP= W23 S24 E23 N24\$ S6 E12N6\$ S6 FEP= W12 S18 E12 N18\$ S18 E34N24\$.																	

LAND DESCRIPTION																								
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	5.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	35,000							