

ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architctual	05	CONV 100
Units		0 100
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	1,153	105.0600	117.67	135,674	1989	1989	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 960 HX Base Yr

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		88,188
TOTAL MARKET OB/XF VALUE		3,120
TOTAL LAND VALUE - MARKET		29,920
TOTAL MARKET VALUE		121,228
SOH/AGL Deduction		5,454
ASSESSED VALUE		115,774
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		115,774
TOTAL JUST VALUE		121,228
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		119,358

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	73,426
FCP	216	25		54	4,130
FOP	64	30		19	1,453
FSP	200	40		80	6,119
FST	72	55		40	3,060

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044622	Roof Replacement	12,225	06/06/2022
40933	REMODEL	0	11/24/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1237/0883	6/21/2012	WD	U	V	11	100

GRANTOR: RICHARD & BARBARA O H
GRANTEE: RICHARD & BARBARA O
0619/0277 1/01/1987 WD Q V 01 6,500
GRANTOR:
GRANTEE:

L	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	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,500	
2	0120	CLFENCE	4	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0296	SHED METAL	0	0	10	160.00	UT	5.00	5.00	40	1993	1993	3	40	320	

EXTRA FEATURES		233 SW RAVEN LN, LAKE CITY	
TOTALS	1,512	1,153	88,188

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W31 FSP= N10 W20 S10 E20\$ W9 FST= W12 S6 E12 N6\$ S6 FCP= W12 S18 E12 N18 \$ S18 FOP= S4 E16 N4 W16\$ E40 N24\$.	

LAND DESCRIPTION		TOTAL OB/XF 3,120																						
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	0		A-1	0.00	0.00	1.87	AC		1.00	1.00	1.00	16,000.00	16,000.00	29,920							