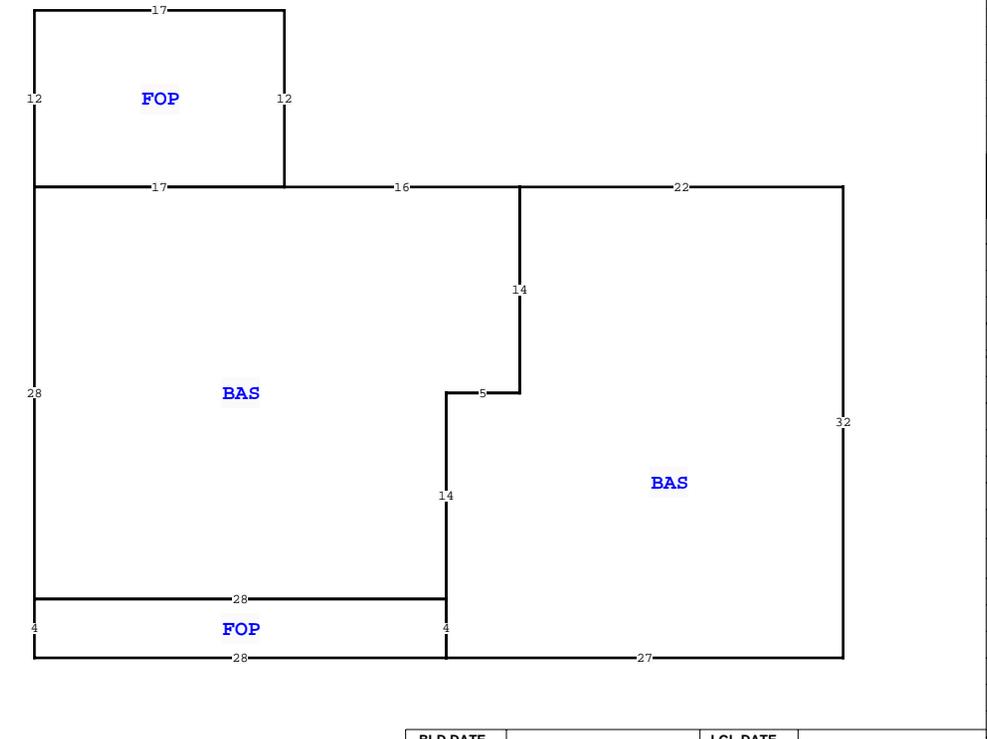


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	04 PLYWOOD 100
Interior Floo	08 SHT VINYL 100
Air Condition	01 NONE 100
Heating Type	01 NONE 100
Bedrooms	1 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,743	66.1500	74.09	129,139	1982	1982	0	0	50	35.00	20.00



Quality		DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
01	01	0100	SINGLE FAMILY		02	15516.040	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	794	100		794	11,765		
BAS	854	100		854	12,655		
FOP	112	30		34	504		
FOP	204	30		61	904		
TOTALS	1,964			1,743	25,828		

VALUATION SUMMARY		STANDARD	
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	25,828		
TOTAL MARKET OB/XF VALUE	5,200		
TOTAL LAND VALUE - MARKET	15,260		
TOTAL MARKET VALUE	46,288		
SOH/AGL Deduction	19,506		
ASSESSED VALUE	26,782		
TOTAL EXEMPTION VALUE	HX HB WX 26,782		
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	46,288		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	46,288		
XFOB:2:1: SKYLINE MH			

SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1406/2407	2/28/2020	LE U	I 14	100
GRANTOR: LINDA S HOWARD (ENH L)				
GRANTEE: NICOLE M VARAS (RMD)				
1047/1287	5/27/2005	WD Q	I	40,000
GRANTOR: JUDITH L HUDSON				
GRANTEE: LINDA S HOWARD				

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE	
244 SW WHEAT PL, LAKE CITY								04/07/2025		MLU			

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	500	
2	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,500	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	200	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W16 FOP= N12 W17 S12 E17\$ W17 S28 FOP= S4 E28 N4 W28\$ E28 BAS= S4 E27 N32 W22 S14 W5 S14\$ N14 E5 N14 \$.	

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	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			0.00	0.00	1.09	AC		1.00	1.00	1.00	14,000.00	14,000.00	15,260							