

LOT 18 BLOCK 4 SHADY OAKS  
ACRES UNIT 2 ADDITION.  
ORB 763-2239, 883-875,

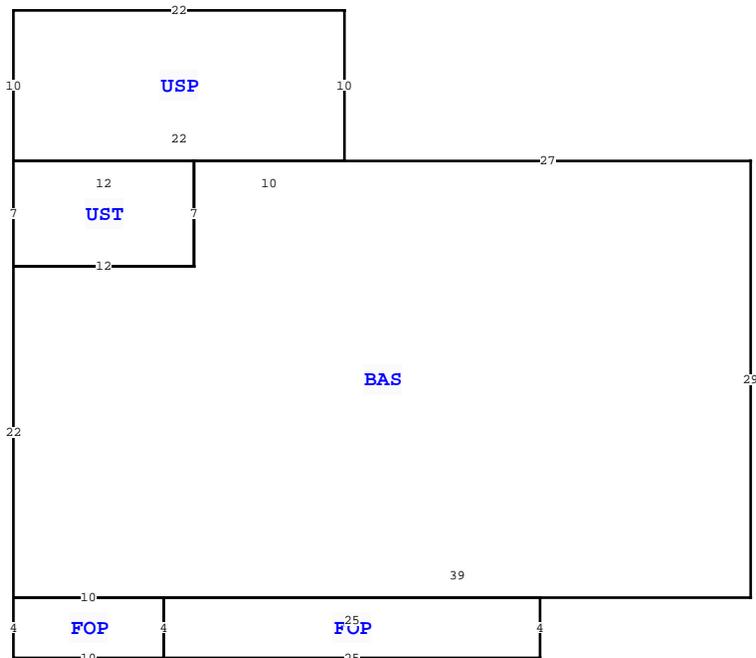
BRADLEY JOHN E  
274 SW DUNN WAY  
LAKE CITY, FL 32024

2026

20-4S-16-03079-059

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 80			
Interior Floo	06	VINYL ASB 20			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		1 100			
Frame	01	NONE 100			
Stories	1.1	1.100			
Architectual	05	CONV 100			
Units		0 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 01			
NEIGHBORHOOD/LOC	20416.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,337	100		1,337	106,963
FOP	40	30		12	960
FOP	100	30		30	2,400
USP	220	35		77	6,160
UST	84	45		38	3,040
TOTALS	1,781			1,494	119,523

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%	2000								
Heated Area: 1337						HX Base Yr 2000					



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VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				119,523		
TOTAL MARKET OB/XF VALUE				1,600		
TOTAL LAND VALUE - MARKET				23,400		
TOTAL MARKET VALUE				144,523		
SOH/AGL Deduction				66,092		
ASSESSED VALUE				78,431		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				27,020		
TOTAL JUST VALUE				144,523		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				144,523		
SALE:1:1: LOT 18 BLK 4 SHADY OAKS ACRES UNIT II						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0883/0875	6/25/1999	WD	Q	I		49,900
GRANTOR: BURR						
GRANTEE: BRADLEY						
0763/2239	8/21/1992	WD	Q	I		37,000
GRANTOR: RONALD WILSON						
GRANTEE: LEONARD BURR						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W27 USP= N10 W22 S10 E22\$ W10 UST= W12 S7 E12 N7\$ S7 W12 S22 FOP= S4 E10 N4 W10\$ E10 FOP= S4 E25 N4W25\$ E39 N29\$.						

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	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	

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	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		RSF	1105.00	140.00	1.00	LT		1.00	1.00	0.90	26,000.00	23,400.00	23,400							