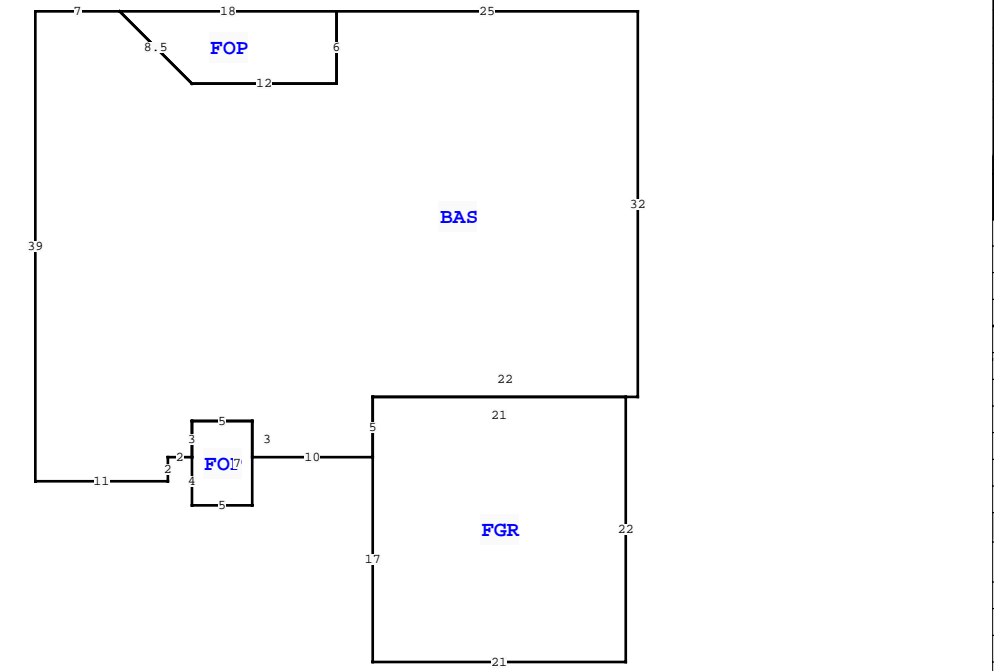


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structure	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	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	1,948	119.9880	134.39	261,792	2006	2006	0	0	19.95	80.05



Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	24416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,657	100		1,657	178,259
FGR	462	55		254	27,325
FOP	35	30		10	1,076
FOP	90	30		27	2,905
TOTALS	2,244			1,948	209,564

172 SW WISE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	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	0180	FPLC 1STRY	0	100	0	0	UT	1.00	2,000.00	100	2006	2006	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	0	UT	3.00	3.00	100	2006	2006	3	100	4,230	
3	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2019	2019	3	100	600	
4	0120	CLFENCE 4	0	100	0	0	UT	1,800.00	1,800.00	100	2025	2024		100	1,800	

TOTAL OB/XF 8,630

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

VALUATION SUMMARY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			209,564
TOTAL MARKET OB/XF VALUE			8,630
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			253,194
SOH/AGL Deduction			84,330
ASSESSED VALUE			168,864
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			117,453
TOTAL JUST VALUE			253,194
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			255,943

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052019	Roof Replacement	14,400	01/07/2025
24511	SFR	537	05/15/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1099/1647	10/18/2006	WD Q	Q	I		212,000
GRANTOR: JAMES CLAYTON JR & SU						
GRANTEE: JACK N & CRYSTAL L						
1077/1340	3/14/2006	WD Q	Q	V		53,100
GRANTOR: MARTIN & KIMBERLY SHE						
GRANTEE: JAMES CLAYTON JR &						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W25 FOP= W18 D6 R6 E12 N6\$ S6 W12 L6 U6 W7 S39 E11	
N2 E2 FOP= S4 E5 N7 W5 S3\$ N3 E5 S3 E10 FGR= S17 E21 N22 W21	
S5\$ N5 E22 N32 \$.	