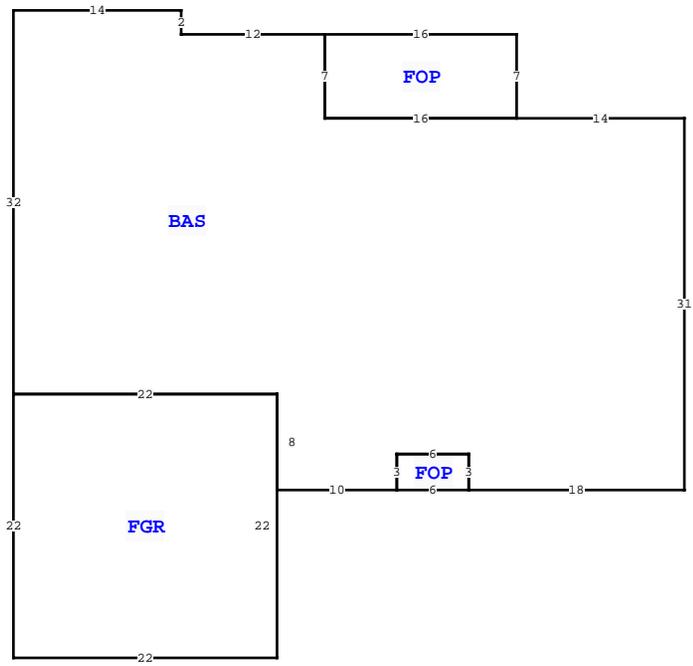


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	80
Exterior Wall	19	COMMON BRK	20
Roof Structure	04	WOOD TRUSS	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating 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
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,752	100	
FGR	484	55	
FOP	18	30	
FOP	112	30	
TOTALS	2,366		

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%	- 2010								
			Heated Area: 1752			HX Base Yr 2010					



VALUATION SUMMARY		
VALUATION BY	Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE		222,481
TOTAL MARKET OB/XF VALUE		33,052
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		290,533
SOH/AGL Deduction		103,782
ASSESSED VALUE		186,751
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		135,340
TOTAL JUST VALUE		290,533
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		290,379

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31782	POOL	185	03/03/2014
24866	SFR	539	08/14/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1441/910	6/01/2021	WD	U	I	30	57,300
GRANTOR: WRIGHT DANIEL B						
GRANTEE: RENDEL CYNTHIA D						
1429/2142	2/02/2021	QC	U	I	11	100
GRANTOR: RENDEL MATTHEW S						
GRANTEE: WRIGHT DANIEL B						

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	UT	3.00	3.00	100	2007	2007	3	100	3,054	
2	0294	SHED WOOD/	0	100	12	24	UT	10.00	10.00	75	2014	2014	3	75	2,160	
3	0280	POOL R/CON	0	100	16	32	UT	70.00	70.00	100	2014	2014	3	76	27,238	
4	0120	CLFENCE	4	0	100	0	0	UT	0.00	100	2014	2014	3	100	600	

TOTAL OB/XF											
33,052											

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
BAS= W14 FOP= N7 W16 S7 E16\$ W16 N7 W12 N2 W14 S32 FGR= S22 E22 N22 W22\$ E22 S8 E10 FOP= E6 N3 W6 S3\$ N3 E6 S3 E18 N31\$.											

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