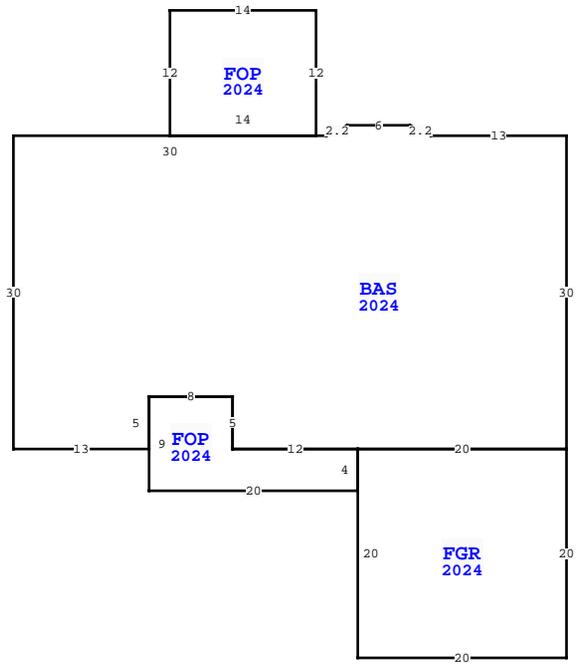


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
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
BAS	1,558	100	2024
FGR	400	55	2024
FOP	120	30	2024
FOP	168	30	2024
TOTALS	2,246		

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%	- 2025	136.28	254,026	2023	2023	0	0	2.00	98.00
Heated Area: 1558 HX Base Yr 2025											



VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE		248,945
TOTAL MARKET OB/XF VALUE		16,460
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		300,405
SOH/AGL Deduction		0
ASSESSED VALUE		300,405
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		243,994
TOTAL JUST VALUE		300,405
NCON VALUE		14,400
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		284,135

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053533	Storage Building	20,000	07/07/2025
000046856	New Residential C	200,000	03/29/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1503/2568	11/29/2023	WD	Q	I	01	352,900
GRANTOR: TRENT GIEBEIG CONSTRU						
GRANTEE: PLUMMER JAMES B						
1493/1448	6/21/2023	WD	Q	V	03	30,000
GRANTOR: DELTA OMEGA PROPERTIE						
GRANTEE: TRENT GIEBEIG CONST						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	100	0	420.00	UT	3.00	3.00	100	2024
2	0294	SHED WOOD/	0	100	0	1.00	UT	800.00	800.00	100	2025
3	0030	BARN, MT	0	100	24	1.00	UT	14,400.00	14,400.00	100	2026

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
1	0100	C	SFR	100					1.00	LT	1.00

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2024;ORIG=70,11] W13 U1L2 W6 D1L2 W30 S30 E13 N5 E8 S5 E12 E20 N30 \$											
FGR=[YR=2024;ORIG=50,41] E20 S20 W20 N20 \$											
FOP=[YR=2024;ORIG=32,-1] E14 S12 W14 N12 \$											
FOP=[YR=2024;ORIG=38,36] W8 S9 E20 N4 W12 N5 \$											

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	% 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					1.00	LT	1.00	1.00	1.00	35,000.00	35,000.00	35,000							