

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural Units	05	CONV 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	2,291	109.8040	125.18	286,787	1985	1985	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 1919 HX Base Yr

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		186,412
TOTAL MARKET OB/XF VALUE		3,816
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		212,728
SOH/AGL Deduction		0
ASSESSED VALUE		212,728
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		212,728
TOTAL JUST VALUE		212,728
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		205,452

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	176	100		176	14,321
BAS	1,743	100		1,743	141,823
FGR	400	55		220	17,901
FSP	99	40		40	3,255
FSP	155	40		62	5,045
FST	90	55		50	4,068
TOTALS	2,663			2,291	186,412

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054862	Remodel	21,165	01/22/2026
000047497	Roof Replacement	37,300	06/19/2023

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1490/1769	5/15/2023	WD	Q	I	01	216,500

GRANTOR: CUPP MARTIN A JR
GRANTEE: PERRINE LESLEY D
1246/0902 12/17/2012 WD Q I 01 125,000
GRANTOR: ESTHERL RAMSLAND AKA
GRANTEE: MARTIN A CUPP JR

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	336	
2	0166	CONC, PAVMT	0	0	0	0	840.00	UT	2.00	2.00	100	1993	1993	3	100	1,680	
3	0296	SHED METAL	0	0	10	20	200.00	UT	5.00	5.00	100	1993	1993	3	100	1,000	
4	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

EXTRA FEATURES		TOTAL OB/XF	
183 SW MOCKINGBIRD WAY, LAKE CITY		3,816	

BLD DATE		LGL DATE	
04/14/2026		MLU	

BUILDING NOTES	
BAS= W19 BAS= N11 W16 FSP= W9 S11 E9 N11\$ S11 E16 \$ W48 S29 E26 FSP= S5 E31 N5 W31\$E31 FGR= E20 N20 W20 S20\$ N20 E10 FST= E10 N9 W10 S9\$ N9\$.	

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	0		RSF	1160.00	155.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							