

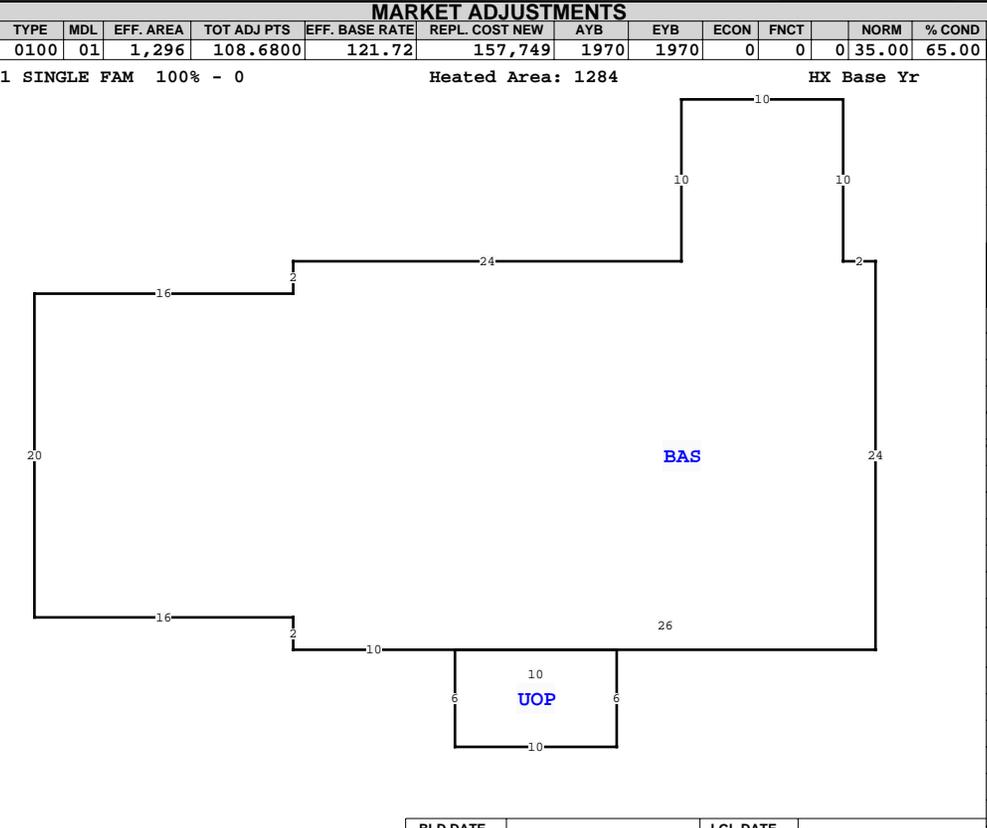
COMM NE COR, RUN W 789.38 FT FOR
619.69 FT, W 211 FT, N 615.97 FT
TO POB EX THE N 250 FT THEREOF.

WHEELER BILLY F/WHEELER BONITA
259 SW BILLOWING GLN
LAKE CITY, FL 32024

2026

25-4S-16-03144-000
VALUATION SUMMARY

| ELEMENT | | CD | CONSTRUCTION | |
|--------------------|------------------|---------------|--------------|----------------------|
| Exterior Wall | 05 | AVERAGE | 100 | |
| Roof Structur | 03 | GABLE/HIP | 100 | |
| Roof Cover | 12 | MODULAR MT | 100 | |
| Interior Wall | 05 | DRYWALL | 100 | |
| Interior Floor | 09 | PINE WOOD | 50 | |
| Interior Floor | 14 | CARPET | 50 | |
| 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 Units | 05 | CONV | 100 | |
| Condition Adj | 03 | 03 | 100 | |
| Kitchen Adjus | 01 | 01 | 100 | |
| Quality | 05 | 05 | | |
| DOR CODE | 0100 | SINGLE FAMILY | | |
| MAP NUM | | MKT AREA | 06 | |
| NEIGHBORHOOD/LOC | 25416.00 | 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ MARKET VALUE |
| BAS | 1,284 | 100 | | 1,284 |
| UOP | 60 | 20 | | 12 |
| TOTALS | 1,344 | | | 1,296 |



| VALUATION BY | | STANDARD |
|---------------------------|-----------|----------|
| Tax Group: 2 | Tax Dist: | |
| BUILDING MARKET VALUE | | 102,537 |
| TOTAL MARKET OB/XF VALUE | | 18,926 |
| TOTAL LAND VALUE - MARKET | | 15,215 |
| TOTAL MARKET VALUE | | 136,678 |
| SOH/AGL Deduction | | 63,793 |
| ASSESSED VALUE | | 72,885 |
| TOTAL EXEMPTION VALUE | HX HB | 47,785 |
| BASE TAXABLE VALUE | | 25,100 |
| TOTAL JUST VALUE | | 136,678 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 136,678 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 22012 | M H | 250 | 06/25/2004 |

| SALES DATA | | | | | | |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1363/0038 | 6/22/2018 | LE U | I | 14 | | 100 |

GRANTOR: BILLY F & BONITA S WH
GRANTEE: SUSAN L MCDONALD &

| EXTRA FEATURES | | BLD DATE | | LGL DATE | |
|----------------|------------|-------------|---------|----------|----|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W |
| 1 | 0060 | CARPOT F | 0 | 100 | 0 |
| 2 | 0280 | POOL R/CON | 0 | 100 | 32 |
| 3 | 0190 | FPLC PF | 0 | 100 | 0 |
| 4 | 0166 | CONC, PAVMT | 0 | 100 | 0 |
| 5 | 0258 | PATIO | 0 | 100 | 0 |
| 6 | 0120 | CLFENCE 4 | 0 | 100 | 0 |

| TOTAL OB/XF | | | | | | | | | | | | | | 18,926 | | |
|-------------|------------|-------------|---------|-----|----|--------|----|----------|----------------|-----------|---------|-------------|---|--------|-----------------|-------|
| 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 | 0060 | CARPOT F | 0 | 100 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 1,000 | |
| 2 | 0280 | POOL R/CON | 0 | 100 | 32 | 512.00 | UT | 70.00 | 70.00 | 100 | 1990 | 1990 | 3 | 40 | 14,336 | |
| 3 | 0190 | FPLC PF | 0 | 100 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 1993 | 1993 | 3 | 100 | 1,200 | |
| 4 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 800 | |
| 5 | 0258 | PATIO | 0 | 100 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 600 | |
| 6 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 180.00 | UT | 5.50 | 5.50 | 100 | 2009 | 2009 | 3 | 100 | 990 | |

BUILDING NOTES

| BUILDING DIMENSIONS | |
|---|--|
| BAS= W10 S10 W24 S2 W16 S20 E16 S2 E10 UOP= S6 E10 N6 W10\$ E26 N24 W2 N10\$. | |

| LAND DESCRIPTION | | TOTAL OB/XF | | | | | | | | | | | | | | | | | | 18,926 | | | | |
|------------------|----------|-------------|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | | *RSPM | 0.00 | 0.00 | 1.79 | AC | | 1.00 | 1.00 | 1.00 | 8,500.00 | 8,500.00 | 15,215 | | | | | | | |