

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	31 VINYL SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	13 LAM/VNLPLK 50				
Interior Floor	14 CARPET 50				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	4 100				
Bathrooms	2 100				
Stories	1. 1. 100				
Architectural	01 CONV 100				
Units	0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	25716.020 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	144,339
TOTALS	2,356			2,356	144,339

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100%	- 2026	Heated Area: 2356			HX Base Yr 2026				
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>76</p> <p>31</p> <p>BAS</p> <p>31</p> <p>76</p> </div>												
BLD DATE				LGL DATE				05/06/2026 MLU				
XF DATE				LAND DATE								
INC DATE				AG DATE								

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		144,339
TOTAL MARKET OB/XF VALUE		6,360
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		215,699
SOH/AGL Deduction		145,338
ASSESSED VALUE		70,361
TOTAL EXEMPTION VALUE	HX HB	45,361
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		215,699
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		200,699

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16191	M H	125	10/28/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1510/2675	3/21/2024	WD	Q	I	01	210,000
GRANTOR: KLYS EMILY						
GRANTEE: AYCOCK JAMES WESLEY						
1398/2307	11/13/2019	WD	U	I	30	141,000
GRANTOR: RONALD & LISA KYLS						
GRANTEE: EMILY KLYS & BARBAR						

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	1999	1999	3	100	1,200	
2	0040	BARN, POLE	0	100	32	22	704.00	UT	2.50	100	1999	1999	3	100	1,760	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100			3	100	3,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2010	2010	3	100	400	
TOTALS													6,360			

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W76 S31 E76 N31\$.	

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							