

BEG 375.75 FT W OF NE COR OF NW1
FOR POB, RUN W 230.6 FT, S 663.9
US-90, E 33 FT N TO A PT 330 FT

LAND R E/LAND FRANKIE
183 NW LANSEND CT
LAKE CITY, FL 32055

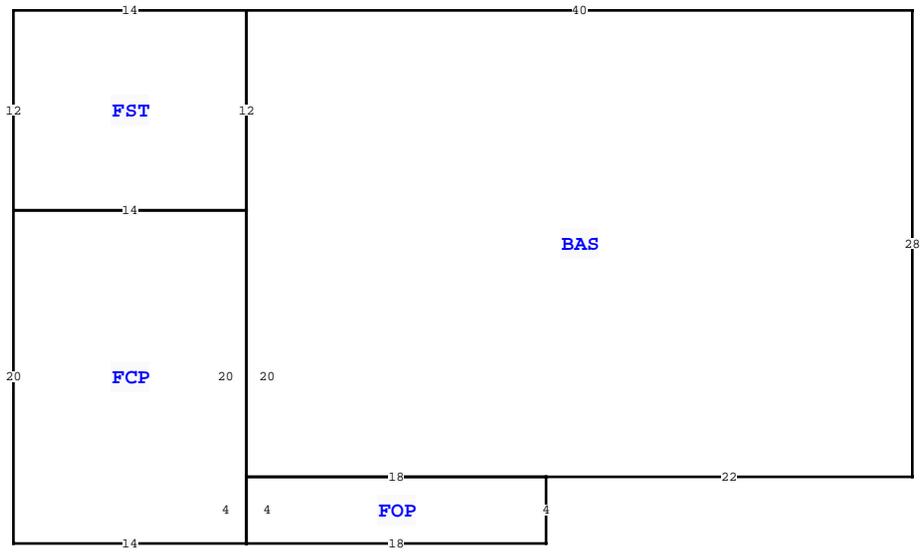
2026

26-3S-15-00229-006



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	26315.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,120	100	
FCP	280	25	
FOP	72	30	
FST	168	55	
TOTALS	1,640		

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%	- 0								
				Heated Area: 1120			HX Base Yr				



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VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		114,791	
TOTAL MARKET OB/XF VALUE		4,825	
TOTAL LAND VALUE - MARKET		32,000	
TOTAL MARKET VALUE		151,616	
SOH/AGL Deduction		76,066	
ASSESSED VALUE		75,550	
TOTAL EXEMPTION VALUE	HX HB	50,550	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		151,616	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		147,607	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 FST= W14 S12 E14 N12\$ S12 FCP= W14 S20 E14 N20\$ S20	
FOP= E18 N4 W18 S4\$ N4 E18 E22 N28\$.	

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	1977	1977	3	100	1,200	
2	0080	DECKING	0	100	16	33	528.00	UT	0.90	100	0	0	3	100	475	
3	0040	BARN, POLE	0	100	20	18	1.00	UT	0.00	100	0	0	3	100	200	
4	0294	SHED WOOD/	0	100	16	20	320.00	UT	3.50	100	1993	1993	3	100	1,120	
5	0251	LEAN TO W/	0	100	11	20	220.00	UT	1.50	100	1993	1993	3	100	330	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	1,000	
7	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	500	
TOTALS															4,825	

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	0110	C	SFR RURAL	100		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							