

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
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

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2026		143.64	394,435	1982	1982	0	0	35.00	65.00

Heated Area: 2292 HX Base Yr 2026

VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE		256,383
TOTAL MARKET OB/XF VALUE		6,767
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		298,150
SOH/AGL Deduction		0
ASSESSED VALUE		298,150
TOTAL EXEMPTION VALUE	HX HB 13	298,150
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		298,150
NCON VALUE		0
INCOME VALUE		0
PREVIOUS YEAR MKT VALUE		285,798

Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	26316.030	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	477	100		477	44,535
BAS	1,815	100		1,815	169,460
FGR	506	55		278	25,956
FOP	105	30		32	2,987
FOP	228	30		68	6,349
FOP	253	30		76	7,096
TOTALS	3,384			2,746	256,383

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1557/1987	12/30/2025	WD	Q	I	01	365,000
GRANTOR: KAROLICK LINDA P						
GRANTEE: CHANEY DWIGHT						
1529/661	11/21/2024	WD	Q	I	01	345,000
GRANTOR: ALVARADO DELORES PETE						
GRANTEE: KAROLICK LINDA P						

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	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0120	CLFENCE 4	0	100	0	350.00	UT	4.50	4.50	100	1993	1993	3	100	1,575	
3	0166	CONC,PAVMT	0	100	0	496.00	UT	2.00	2.00	100	1993	1993	3	100	992	
4	0294	SHED WOOD/	0	100	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	3,000	

BLD DATE		LGL DATE	04/14/2026	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		
195 NW HARRIS LOOP, LAKE CITY				
TOTAL OB/XF 6,767				

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W15 FOP= N12 W19 S12 E19\$ W40 S33 E10 FOP= S5 E21N5 W21\$ E45 FGR= E23 N22 W23S22\$ N22 FOP= E23 N11 BAS= N25 W21 S17 E6 S8 E15\$ W23 S11\$ N11\$.									

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							