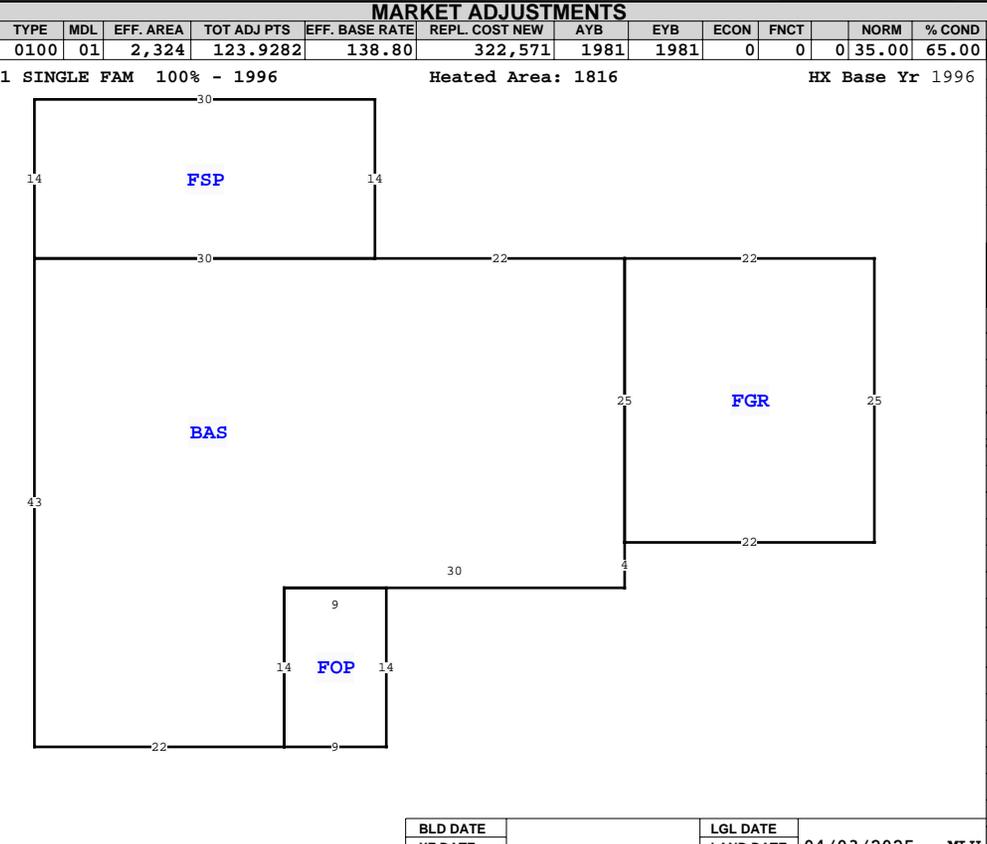


ELEMENT		CD	CONSTRUCTION		
Exterior Wall	19	COMMON BRK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	80		
Interior Floo	07	CORK/VTILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.1	1.100			
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	27316.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,816	100		1,816	163,840
FGR	550	55		302	27,247
FOP	126	30		38	3,428
FSP	420	40		168	15,157
TOTALS	2,912			2,324	209,671



864 NW FAIRWAY DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	MLU

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0120	CLFENCE	4	0	100	0	250.00	UT	4.50	4.50	100	1993	1993	3	100	1,125	

TOTAL OB/XF 2,125

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

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		209,671
TOTAL MARKET OB/XF VALUE		2,125
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		246,796
SOH/AGL Deduction		100,353
ASSESSED VALUE		146,443
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		95,032
TOTAL JUST VALUE		246,796
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		246,796

SALE:2:1: LOT 8, FAIRWAY VIEW UNIT 1-A
SALE:1:1: LOT 8 FAIRWAY VIEW UNIT 1-A

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051186	Electrical Servic	0	10/21/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0796/0819	10/03/1994	WD	Q	I		89,000
GRANTOR: DONALD P & PAULA E DA						
GRANTEE: ROBERT S & OLIVIA F						
0744/1223	3/12/1991	WD	Q	I		79,900
GRANTOR: JOHN JOHNSON						
GRANTEE: DONALD DAVIS						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W22 FSP= N14 W30 S14 E30\$ W30 S43 E22 FOP= E9 N14 W9 S14\$ N14 E30 N4 FGR= E22 N25 W22 S 25\$ N25\$.	