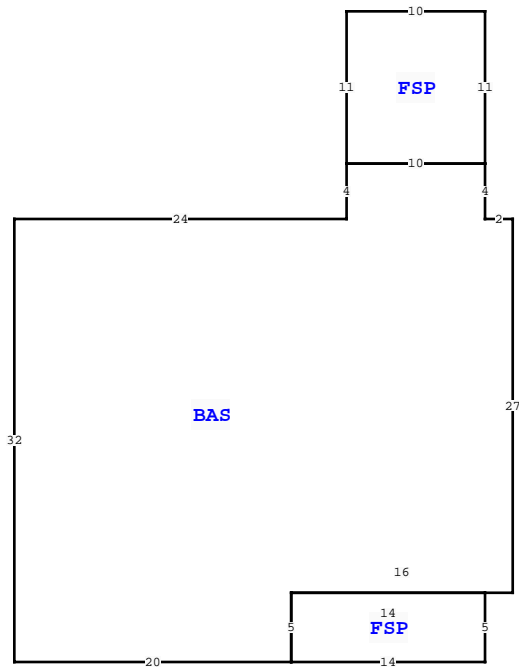


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 90				
Exterior Wall	31 VINYL SID 10				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	12 HARDWOOD 100				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectural Units	05 CONV 100 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	27416.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,112	100		1,112	120,171
FSP	70	40		28	3,026
FSP	110	40		44	4,755
TOTALS	1,292			1,184	127,951

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% - 2021										
Heated Area: 1112						HX Base Yr 2021						



VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE		127,951
TOTAL MARKET OB/XF VALUE		2,555
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		158,506
SOH/AGL Deduction		60,174
ASSESSED VALUE		98,332
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		41,921
TOTAL JUST VALUE		158,506
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		160,278

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048253	Remodel	17,196	09/22/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1412/0154	5/22/2020	WD	Q	I	01	123,000
GRANTOR: JEFFERY N II & GABRIE						
GRANTEE: JULIA F BYRD & SAND						
1352/2229	1/31/2018	WD	Q	I	01	115,000
GRANTOR: WILLIAM FLOYD HERRIN						
GRANTEE: JEFFERY N II & GABR						

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	0166	CONC, PAVMT	0 100	66	9	594.00	UT	1.40	1.40	100	0	0	3	100	832	
2	0166	CONC, PAVMT	0 100	32	12	384.00	UT	1.40	1.40	100	0	0	3	100	538	
3	0296	SHED METAL	0 100	10	12	120.00	UT	5.00	5.00	40	1993	1993	3	40	240	
4	0120	CLFENCE	4 0 100	0	0	300.00	UT	4.50	4.50	70	1993	1993	3	70	945	

TOTAL OB/XF													2,555
449 SW DANTE TER, LAKE CITY													
BLD DATE		LGL DATE		LAND DATE		04/08/2025		MLU					
XF DATE		AG DATE		INC DATE									

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W24 S32 E20 FSP= E14 N5 W14 S5\$ N5 E16 N27 W2 N4 FSP= N11 W10 S11 E10\$ W10 S4\$.	

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	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		RSF/ML	17.00	205.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							