

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN 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		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	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	0% - 0			176,960	1994	1994	0	0	31.78	68.22

Heated Area: 1092 HX Base Yr

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		120,722
TOTAL MARKET OB/XF VALUE		1,788
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		150,510
SOH/AGL Deduction		0
ASSESSED VALUE		150,510
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		150,510
TOTAL JUST VALUE		150,510
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		152,333

QUALITY	DOR CODE	MAP NUM	MKT AREA
05 05	0100		01

NEIGHBORHOOD/LOC	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
27416.010 1.00/	BAS	1,092	100		1,092	104,295
	FGR	264	55		145	13,849
	FOP	75	30		22	2,101
	PTO	100	5		5	478
TOTALS		1,531			1,264	120,722

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8302	SFR	32,000	04/22/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1527/842	10/30/2024	QC	U	I	11	100

GRANTOR: ASH PAULA
GRANTEE: ASH PAULA
1339/2728 6/30/2017 WD Q I 01 110,000
GRANTOR: RACHEL M STRICKLAND
GRANTEE: PAULA ASH

226 SW BRANDY WAY, LAKE CITY
BLD DATE: 04/08/2025 LGL DATE: MLU
XF DATE: INC DATE: AG DATE:

BUILDING NOTES	

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	0	0	0	706.00	UT	1.40	1.40	100	0	0	3	100	988	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	100	

BUILDING DIMENSIONS	
BAS= W16 PTO= N10 W10 S10 E10\$ W26 FGR= W12 S22 E12 N22\$ S26 E13 FOP= S5 E15 N5 W15\$E29 N26\$.	

LAND DESCRIPTION		TOTAL OB/XF 1,788																						
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	0		RSF/ML	16.00	152.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							