

ELEMENT		CD	CONSTRUCTION		
Exterior Wall	32	HARDIE BRD	100		
Exterior Wall	00	N/A	0		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2.5	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	5000	IMPROVED AG			
MAP NUM		MKT AREA		02	
NEIGHBORHOOD/LOC	16.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,097	100	2026	2,097	261,538
FCP	600	25	2026	150	18,708
FOP	276	30	2026	83	10,352
FOP	408	30	2026	122	15,216
TOTALS	3,381			2,452	305,813

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%	- 2026		Heated Area: 2097					HX Base Yr 2026	

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VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			305,813
TOTAL MARKET OB/XF VALUE			31,740
TOTAL LAND VALUE - MARKET			110,770
TOTAL MARKET VALUE			351,852
SOH/AGL Deduction			141,500
ASSESSED VALUE			210,352
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			158,941
TOTAL JUST VALUE			448,323
NCON VALUE			305,813
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			127,405

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052449	New Residential C	175,000	02/27/2025
000051892	Electrical Servc	0	12/19/2024
000050205	Right-of-Way Acce		06/25/2024
000050186	Storage Building	26,000	06/24/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1509/527	2/26/2024	WD Q	Q	V	01	100,000
GRANTOR: NORTH FLORIDA TIMBERL						
GRANTEE: PARNELL SHAUN AARON						
0935/0121	9/10/2001	WD Q	Q	V		723,600
GRANTOR: HORTON TIMBER CO						
GRANTEE: NORTH FLORIDA TIMBE						

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	0030	BARN, MT	0	100	0	1.00	UT	31,740.00	31,740.00	100	2025	2024		100	31,740	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS=[YR=2026;ORIG=127,-14] W39 S8 W12 S35 E51 N43 \$														
FCP=[YR=2026;ORIG=127,-14] E25 S24 W25 N24 \$														
FOP=[YR=2026;ORIG=76,29] E51 S8 W51 N8 \$														
POP=[YR=2026;ORIG=106,-20] W30 S14 E12 N8 E18 N6 \$														

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 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					1.07	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,770							
2	5600	A	TIMBER 3	0					9.00	AC		1.00	1.00	1.00	281.00	281.00	2,529							
3	9910	M	MKT.VAL.AG	0					9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000							