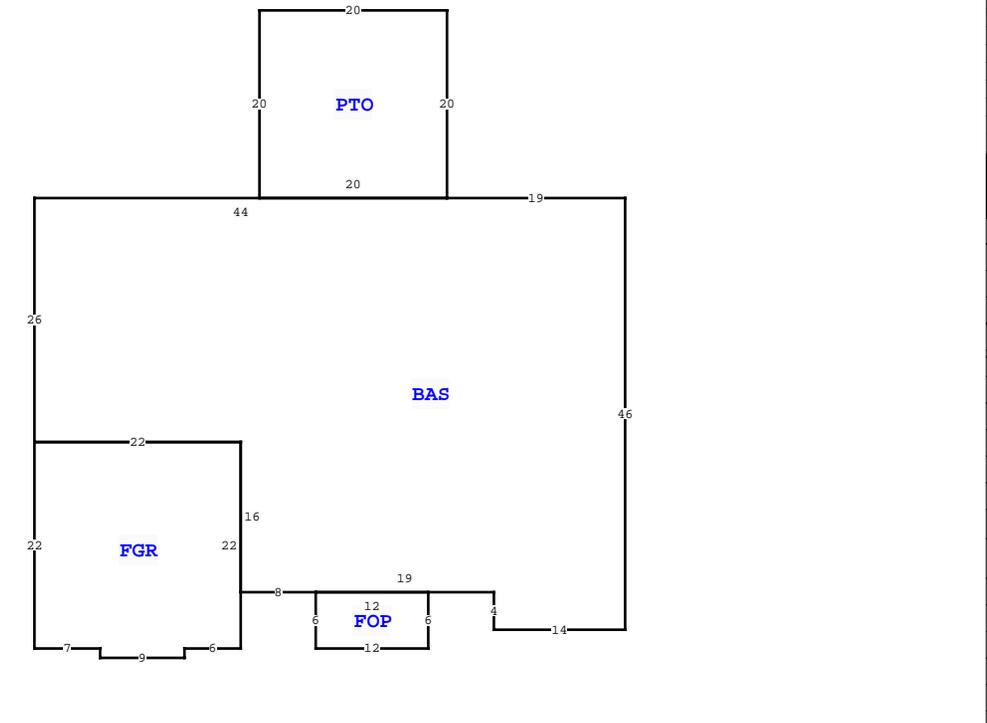


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	15	HARDTILE 70
Interior Floor	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,663	123.2784	140.54	374,258	2004	2004	0	0	21.00	79.00		
1 SINGLE FAM 100% - 2005 Heated Area: 2350 HX Base Yr 2005													



Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	28316.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,350	100		2,350	260,913
FGR	493	55		271	30,088
FOP	72	30		22	2,443
PTO	400	5		20	2,221
TOTALS	3,315			2,663	295,664

267 NW SYLVI DR, LAKE CITY

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

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	1,923.00	UT	2.00	2.00	100	2004	2004	3	100	3,846	

TOTAL OB/XF 5,046

LAND DESCRIPTION																								
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		RSF-2	0.00	0.00	2.00	LT		1.00	1.00	0.90	35,000.00	31,500.00	63,000							

VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			295,664
TOTAL MARKET OB/XF VALUE			5,046
TOTAL LAND VALUE - MARKET			63,000
TOTAL MARKET VALUE			363,710
SOH/AGL Deduction			129,568
ASSESSED VALUE			234,142
TOTAL EXEMPTION VALUE	HX HB SX WX		106,411
BASE TAXABLE VALUE			127,731
TOTAL JUST VALUE			363,710
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			362,190

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048621	Roof Replacement	17,450	11/09/2023
21264	SFR	345	11/07/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1005/2555	1/30/2004	WD Q	Q	V		26,000
GRANTOR: STAR LAND LAND TRUST						
GRANTEE: ROBERT T & CAROL L						
0995/1969	9/23/2003	WD Q	Q	V		25,000
GRANTOR: ELAINE V SCOTT STAR L						
GRANTEE: ROBERT T & CAROL L						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W19 PTO= N20 W20 S20 E20\$ W44 S26 FGR= S22 E7 S1 E9 N1 E6 N22 W22\$ E22 S16 E8 FOP= S6 E12 N6 W12\$ E19 S4 E14 N46\$.