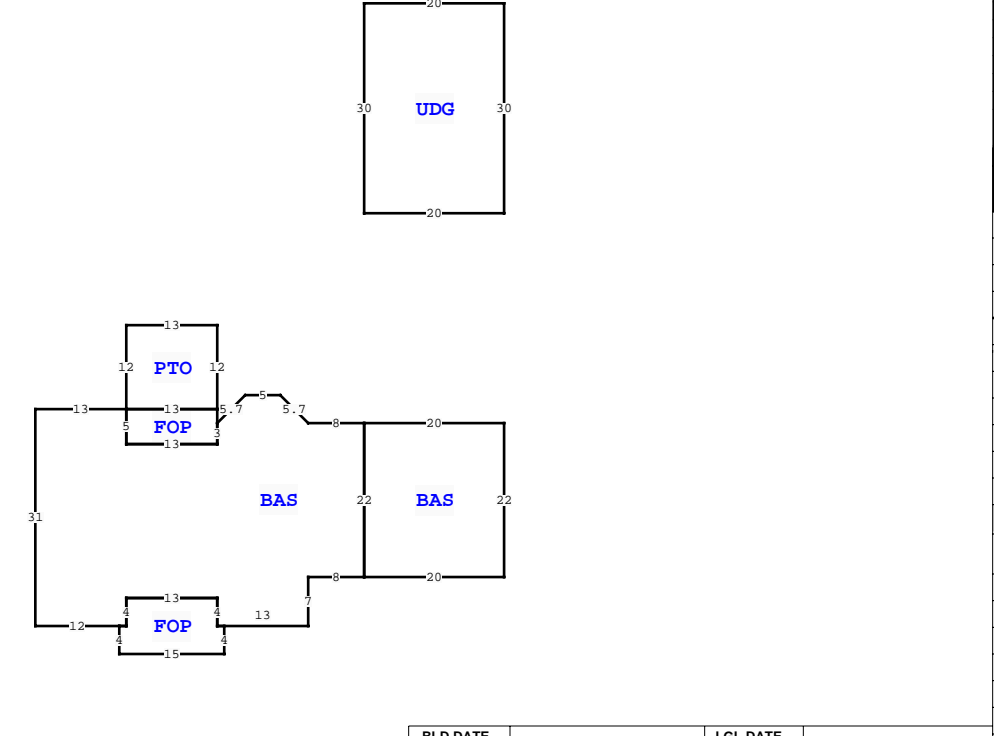


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural Units	05	CONV 100 0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,110	134.6004	150.75	318,082	1996	1996	0	0	31.18	68.82

1 SINGLE FAM 0% - 2022 Heated Area: 1718 HX Base Yr



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	440	100		440	45,648
BAS	1,278	100		1,278	132,588
FOP	65	30		20	2,075
FOP	112	30		34	3,528
PTO	156	5		8	830
UDG	600	55		330	34,237
TOTALS	2,651			2,110	218,904

182 NW CROWN JEWEL GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
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	0	0	0	2,160.00	UT	1.50	1.50	100	1996	1996	3	100	3,240	
2	0280	POOL R/CON	0	0	12	28	336.00	UT	70.00	70.00	100	2004	2004	3	43	10,114	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	900	
4	0282	POOL ENCL	0	0	0	25	850.00	UT	15.00	15.00	100	2017	2017	3	57	7,268	

TOTAL OB/XF 21,522

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		A-1	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		218,904
TOTAL MARKET OB/XF VALUE		21,522
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		275,426
SOH/AGL Deduction		0
ASSESSED VALUE		275,426
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		275,426
TOTAL JUST VALUE		275,426
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		280,183

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045723	Solar Power Syste	11,720	10/20/2022
22280	POOL	155	09/02/2004
10903	SFR	230	03/18/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U / I /	V I /	RSN CD	SALE PRICE
1441/1338	6/25/2021	WD Q	Q I	I 01		280,000

GRANTOR: PEYTON CHRISTOPER
GRANTEE: LEAL EDINSON GUZMAN
1411/2048 4/17/2020 QC U I 30 100
GRANTOR: BRUCE E PESOLA TRUSTE
GRANTEE: CHRISTOPER & TIFFAN

BUILDING DIMENSIONS
BAS= W20 BAS= W8 U4 L4 W5 L4 D4 FOP= N2 PTO= N12 W13S12 E13\$ W13 S5 E13 N3\$ S3 W13N5 W13 S31 E12 FOP= S4 E15 N4W1 N4 W13 S4 W1\$ E1 N4 E13 S4 E13 N7 E8 N22\$ S22 E20 N22\$ PTR= N30 UDG= N30 W20 S30 E20\$ S30\$.