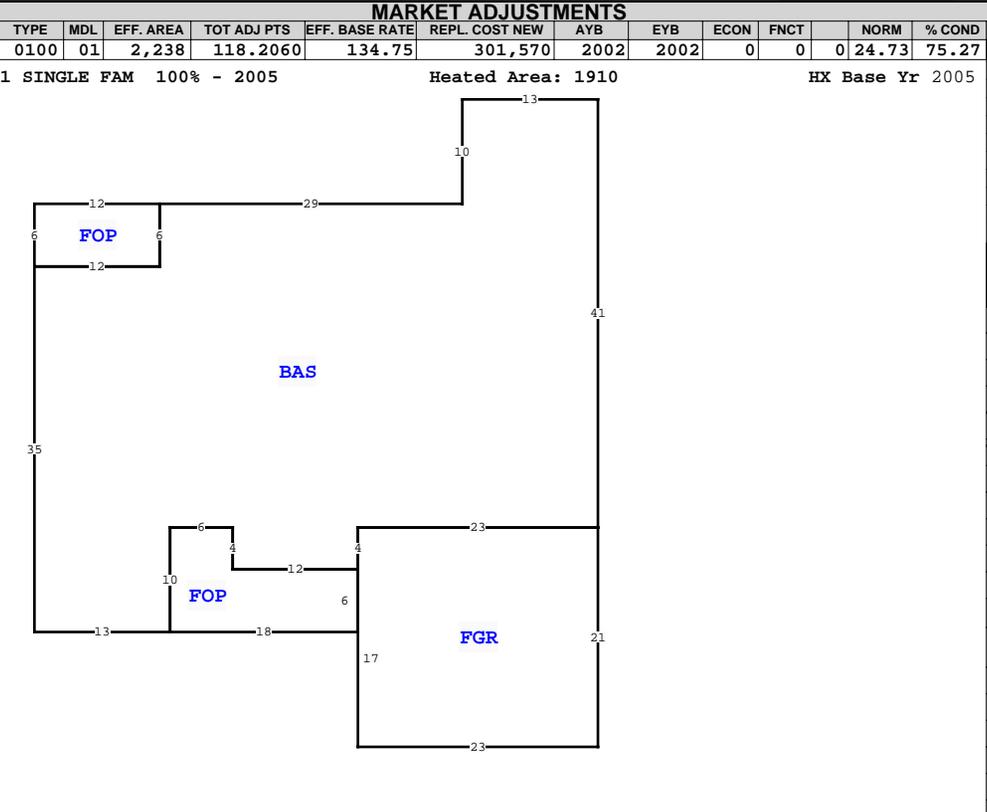


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectural	05	CONV 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,910	100		1,910	193,725
FGR	483	55		266	26,980
FOP	72	30		22	2,232
FOP	132	30		40	4,057
TOTALS	2,597			2,238	226,992

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	0	0	0	0	1,832.00	UT	2.00			3	100	3,664
2	0080	DECKING	0	100	0	0	0	0	1.00	UT	0.00			3	100	1,000
3	0120	CLFENCE	4	0	100	0	0	0	1.00	UT	0.00			3	100	500
4	0169	FENCE/WOOD	0	100	0	0	0	0	1.00	UT	0.00			3	100	2,500

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/14/2026		

409 NW ZACK DR, LAKE CITY MLU

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			00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

TOTAL OB/XF		7,664
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VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		226,992
TOTAL MARKET OB/XF VALUE		7,664
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		269,656
SOH/AGL Deduction		95,505
ASSESSED VALUE		174,151
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		122,740
TOTAL JUST VALUE		269,656
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		268,881

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049011	Roof Replacement	21,684	01/12/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1026/0068	9/15/2004	WD	Q	I		135,000
GRANTOR: BOYKIN						
GRANTEE: BURTON H & ANDREA V						
0955/1076	6/05/2002	WD	Q	I		118,000
GRANTOR: RICHARD J KEEN						
GRANTEE: POLLYANNA M BOYKIN						

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS= W13 S10 W29 FOP= W12 S6 E12 N6\$ S6 W12 S35 E13 FOP= E18 N6 W12 N4 W6 S10\$ N10 E6 S4 E12 FGR= S17 E23 N21 W23 S4\$ N4 E23 N41\$.	