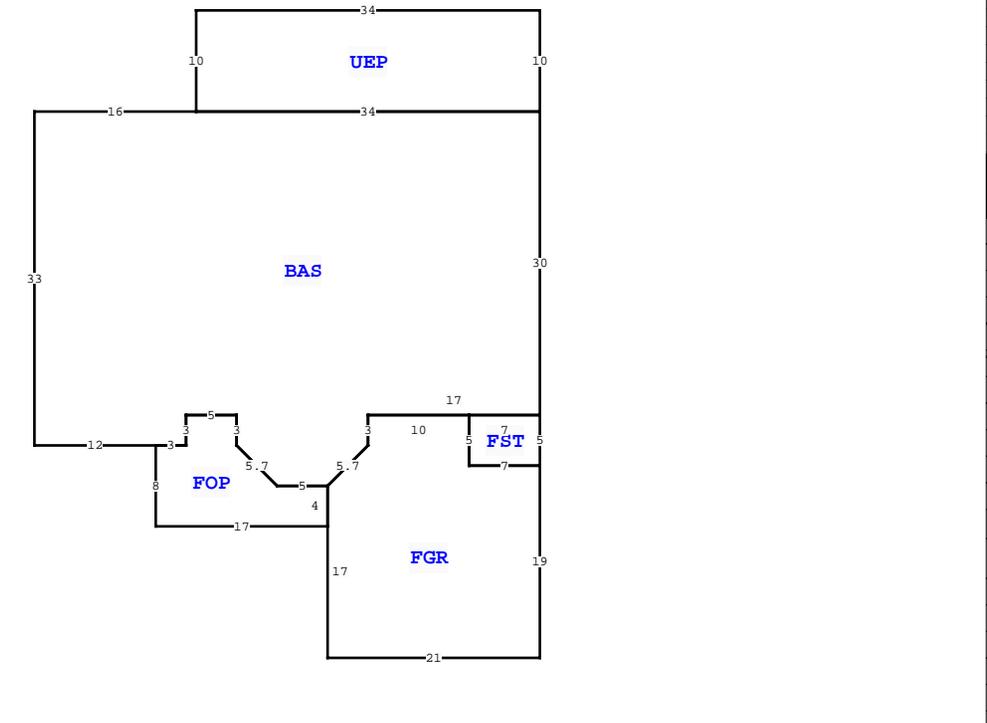


| ELEMENT | CD | CONSTRUCTION |
|---------------|----|----------------|
| Exterior Wall | 19 | COMMON BRK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 100 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 100 |
| Architectual | 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 |
|------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| 0100 | 01 | 2,127 | 117.1275 | 133.53 | 284,018 | 2002 | 2002 | 0 | 0 | 23.00 | 77.00 |



| Quality | 06 | 06 | | | |
|------------------|------------------|---------------|------|--------------|----------------------|
| DOR CODE | 0100 | SINGLE FAMILY | | | |
| MAP NUM | | MKT AREA 06 | | | |
| NEIGHBORHOOD/LOC | 28316.050 | 1.00/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,620 | 100 | | 1,620 | 166,566 |
| FGR | 449 | 55 | | 247 | 25,396 |
| FOP | 123 | 30 | | 37 | 3,805 |
| FST | 35 | 55 | | 19 | 1,953 |
| UEP | 340 | 60 | | 204 | 20,975 |
| TOTALS | 2,567 | | | 2,127 | 218,694 |

602 NW ZACK DR, 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 | 100 | 0 | 0 | 1,846.00 | UT | 2.00 | 2.00 | 100 | 2002 | 2002 | 3 | 100 | 3,692 | |
| 2 | 0296 | SHED METAL | 0 | 100 | 12 | 20 | 240.00 | UT | 12.00 | 12.00 | 100 | 2007 | 2007 | 3 | 100 | 2,880 | |
| 3 | 0031 | BARN, MT AE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 7,700 | |
| 4 | 0252 | LEAN-TO W/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 400 | |

TOTAL OB/XF 14,672

| 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 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 35,000 | | | | | | | |

| VALUATION SUMMARY | | STANDARD |
|---------------------------|-----------|----------|
| VALUATION BY | | STANDARD |
| Tax Group: 2 | Tax Dist: | |
| BUILDING MARKET VALUE | | 218,694 |
| TOTAL MARKET OB/XF VALUE | | 14,672 |
| TOTAL LAND VALUE - MARKET | | 35,000 |
| TOTAL MARKET VALUE | | 268,366 |
| SOH/AGL Deduction | | 88,173 |
| ASSESSED VALUE | | 180,193 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 128,782 |
| TOTAL JUST VALUE | | 268,366 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 267,308 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 19974 | SFR | 286 | 09/18/2002 |

| SALES DATA | | | | | | |
|------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1110/2711 | 2/14/2007 | WD | Q | I | | 180,000 |
| GRANTOR: CATTANEO | | | | | | |
| GRANTEE: BOB & ABIGAIL ROBER | | | | | | |
| 1063/0416 | 10/20/2005 | WD | Q | I | | 240,000 |
| GRANTOR: NEELY | | | | | | |
| GRANTEE: CATTANEO | | | | | | |

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W16 S33 E12 FOP= S8 E17 N4 W5 U4 L4 N3 W5 S3 W3\$ E3 N3 E5 S3 R4 D4 E5 FGR= S17 E21 N19 FST= N5 W7 S5 E7\$ W7 N5 W10 S3 L4 D4 \$ U4 R4 N3 E17 N30 UEP= N10 W34 S10 E34\$ W34\$.