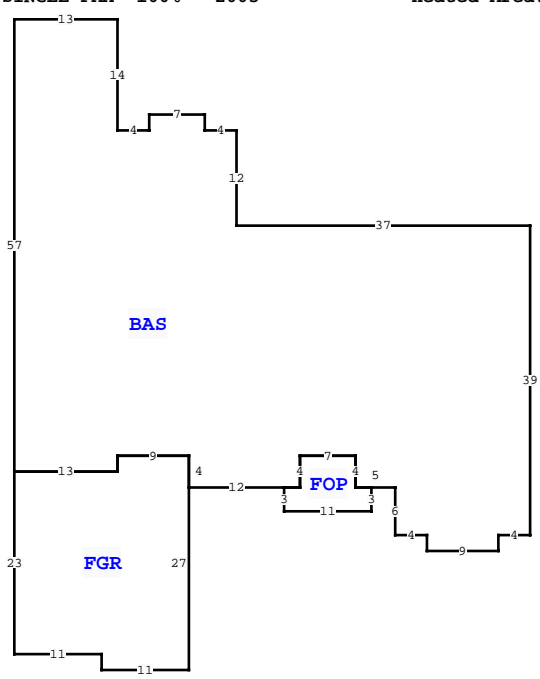


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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
Quality	05	05	
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
BAS	2,707	100	
FGR	546	55	
FOP	61	30	
TOTALS	3,314		

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%	- 2005		Heated Area: 2707					HX Base Yr 2005	



VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		300,391
TOTAL MARKET OB/XF VALUE		11,580
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		346,971
SOH/AGL Deduction		122,044
ASSESSED VALUE		224,927
TOTAL EXEMPTION VALUE	13 HX HB	224,927
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		346,971
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		350,774

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042453	Roof Replacement	22,000	07/30/2021
21849	SFR	717	05/10/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1395/1099	9/27/2019	WD U		I	11	100

BLD DATE		LGL DATE	
708 NW EMERALD LAKES DR, LAKE CITY		04/14/2026	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	0296	SHED METAL	0	100	12	20	240.00	UT	5.00	100	2004	2004	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	0	2,440.00	UT	2.00	100	2004	2004	3	100	4,880	
3	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	100	2007	2007	3	100	1,800	
4	0080	DECKING	0	100	0	0	1.00	UT	0.00	100	2007	2007	3	100	1,600	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2007	2007	3	100	800	
6	0262	PRCH, FOP	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	500	
7	0262	PRCH, FOP	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	800	

BUILDING DIMENSIONS	
BAS=	W37 N12 W4 N2 W7 S2 W4 N14 W13 S57 FGR= S23 E11 S2 E11 N27 W9 S2 W13\$ E13 N2 E9 S4 E12 FOP= S3 E11 N3 W2 N4 W7 S4 W2\$ E2 N4 E7 S4 E5 S6 E4 S2 E9 N2 E4 N39\$.

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							