

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	15	CONC BLOCK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	06	VINYL ASB	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2.5	100		
Frame	01	NONE	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	07		
NEIGHBORHOOD/LOC	28317.040	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,296	100		2,296	154,339
FOP	156	30		47	3,159
TOTALS	2,452			2,343	157,499

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%	- 0		286,361	1974	1974	10	0	35.00	55.00
				Heated Area:	2296			HX Base Yr			

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		157,499	
TOTAL MARKET OB/XF VALUE		1,200	
TOTAL LAND VALUE - MARKET		16,800	
TOTAL MARKET VALUE		175,499	
SOH/AGL Deduction		96,434	
ASSESSED VALUE		79,065	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		27,654	
TOTAL JUST VALUE		175,499	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		175,499	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055133	Remodel	12,000	03/02/2026
000051700	Roof Replacement	16,000	12/04/2024
30423	MAINT/ALTR	40	08/27/2012
8010	REMODEL	72,000	01/26/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W82 S28 E22 FOP= S6 E26N6 W26\$ E60 N28\$.	

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	0	0	0	0.00	0.00	100	2012	2012	3	100	100	
2	0070	CARPORT UF	0	100	0	0	0	0.00	0.00	100	2012	2012	3	100	300	
3	0130	CLFENCE	5	0	100	0	0	0.00	0.00	100	2015	2015	3	100	800	

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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			0.00	0.00	2.00	LT		1.00	1.00	1.00	8,400.00	8,400.00	16,800							