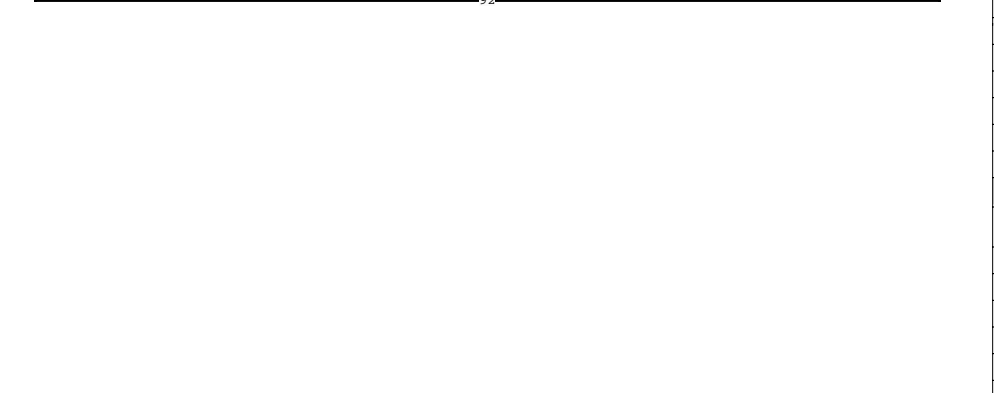




ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	04	BUILT-UP 100
Interior Wall	04	PLYWOOD 60
Interior Wall	05	DRYWALL 40
Interior Floo	06	VINYL ASB 80
Interior Floo	15	HARDTILE 20
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		8 100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		4 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
4301	04	2,587	88.7848	63.93	165,387	1966	1980	0	0	50.00	50.00



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	428	100		428	13,681
BAS	468	100		468	14,960
BAS	1,426	100		1,426	45,582
CAN	460	30		138	4,411
FST	254	50		127	4,060
TOTALS	3,036			2,587	82,694

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		82,694
TOTAL MARKET OB/XF VALUE		12,940
TOTAL LAND VALUE - MARKET		176,415
TOTAL MARKET VALUE		272,049
SOH/AGL Deduction		72,356
ASSESSED VALUE		199,693
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		199,693
TOTAL JUST VALUE		272,049
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		181,539

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1475/147	5/31/2022	WD	U	V	11	0
GRANTOR: LAKE CITY 47, LLC						
1241/1559	9/13/2012	WD	U	I	30	100,000
GRANTOR: WESTFIELD GROUP						
GRANTEE: SCOTT & PAM STEWART						

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	2,640.00	UT	1.00	1.00	100	0	0	3	100	2,640	
2	0260	PAVEMENT-A	0	0	0	0	10,000.00	UT	1.00	1.00	100	0	0	3	100	10,000	
3	0253	LIGHTING	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	

EXTRA FEATURES		3953 SW STATE ROAD 47 , LAKE CITY	
BLD DATE	XF DATE	INC DATE	LGL DATE
			05/18/2026
			MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W31 BAS= W32 S16 E9 N7 E12 S7 E11 N16\$ S16 BAS= W11 N7 W12 S7 W9 S12 CAN= S5 E92 N5 W92\$ E32 N12 \$ S12 E60 N22 FST= N6W29 S14 E10 N8 E19\$ W19 S8 W10N14\$.	

LAND DESCRIPTION		TOTAL OB/XF 12,940																						
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	1420	C	NBHD STORE	0		CHI	238.00	150.00	31,363.00	SF		1.00	1.00	1.00	5.00	5.00	156,815							
2	1000	C	VACANT COMME	0					3,920.00	SF		1.00	1.00	1.00	5.00	5.00	19,600							