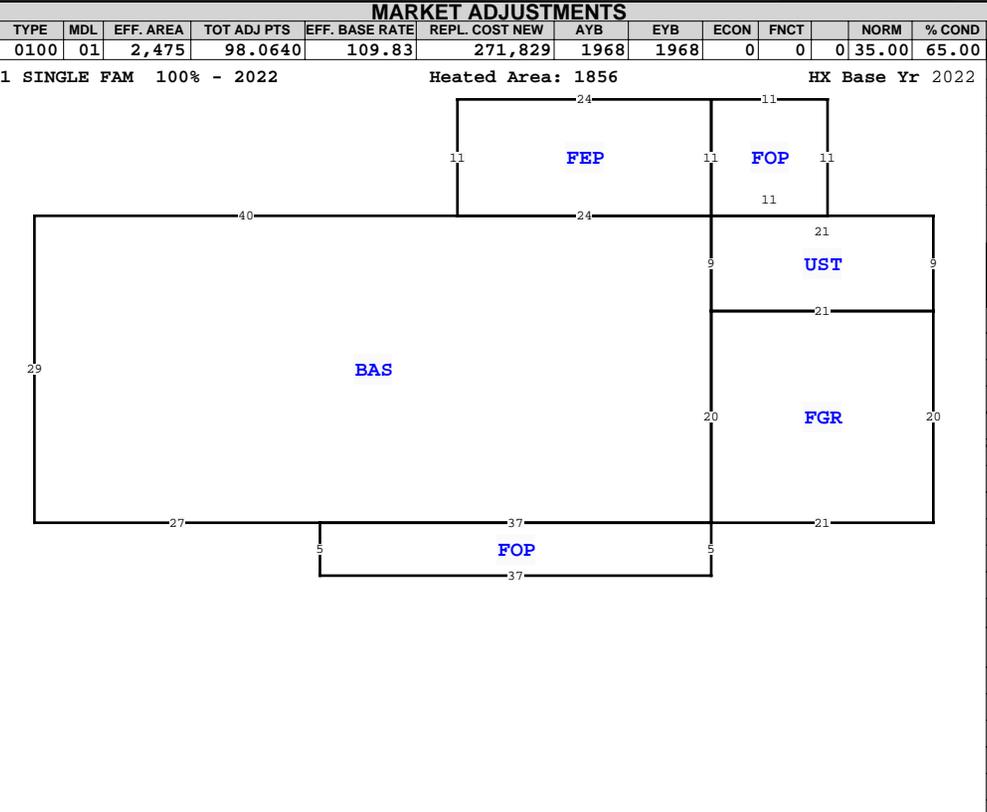


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05



786 SW LAKE MONTGOMERY AVE, LAKE CITY  
BLD DATE: 04/21/2023 MLU  
XF DATE: \_\_\_\_\_  
INC DATE: \_\_\_\_\_

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,856	100		1,856	132,499
FEP	264	80		211	15,063
FGR	420	55		231	16,491
FOP	121	30		36	2,570
FOP	185	30		56	3,998
UST	189	45		85	6,068
<b>TOTALS</b>	<b>3,035</b>			<b>2,475</b>	<b>176,689</b>

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
3	0280	POOL R/CON	0	100	32	512.00	UT	70.00	70.00	100	1993	1993	3	40	14,336	
4	0282	POOL ENCL	0	100	0	1,000.00	UT	15.00	15.00	100	1993	1993	3	40	6,000	

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	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	212.00	112.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
<b>BUILDING MARKET VALUE</b>		176,689
<b>TOTAL MARKET OB/XF VALUE</b>		22,336
<b>TOTAL LAND VALUE - MARKET</b>		18,500
<b>TOTAL MARKET VALUE</b>		217,525
<b>SOH/AGL Deduction</b>		27,720
<b>ASSESSED VALUE</b>		189,805
<b>TOTAL EXEMPTION VALUE</b>	HX HB	51,411
<b>BASE TAXABLE VALUE</b>		138,394
<b>TOTAL JUST VALUE</b>		217,525
<b>NCON VALUE</b>		0
<b>INCOME VALUE</b>		
<b>PREVIOUS YEAR MKT VALUE</b>		217,525

PERMIT NUM	DESCRIPTION	AMT	ISSUED
00000120	ADDN SFR	50	05/09/1994
00444			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1415/2383	7/22/2020	WD	Q	I	01	157,000
GRANTOR: GLENDA FORCE & JUDSON						
GRANTEE: MARTHA RINE						
1314/0064	4/25/2016	QC	U	I	11	100
GRANTOR: GLENDA FORCE						
GRANTEE: GLENDA FORCE & JUDS						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 S29 E27 FOP= S5 E37N5 W37\$ E37 FGR= E21 N20 W21 S20\$ N20 UST= E21 N9 W21 S9\$ N9 FOP= E11 N11 W11 S11\$ FEP= N11 W24 S11 E24\$ W24\$.	