

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	01	NONE	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000	IMPROVED	AG
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	900117.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,160	100	2024
TOTALS	2,160		2,160

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	0%	- 2024	Heated Area: 2160		HX Base Yr					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	12/07/2022	MLU					

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VALUATION SUMMARY				STANDARD		
VALUATION BY				Tax Group: 3		
BUILDING MARKET VALUE				229,906		
TOTAL MARKET OB/XF VALUE				8,800		
TOTAL LAND VALUE - MARKET				63,000		
TOTAL MARKET VALUE				246,516		
SOH/AGL Deduction				0		
ASSESSED VALUE				246,516		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				246,516		
TOTAL JUST VALUE				301,706		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				288,265		
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000045787	Mobile Home		11/16/2022			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1475/2676	9/22/2022	WD U	V	11		100
GRANTOR: DAVIS WILLIAM ROCKEY						
GRANTEE: STROUD MELISSA ALEX						
1408/0323	3/13/2020	WD U	V	30		75,000
GRANTOR: RUSSELL DAVIS AS SPEC						
GRANTEE: WILLIAM ROCKEY DAVI						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2024;ORIG=19,14] E72 S30 W72 N30 \$						

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2024	2023		100	7,000	
2	0296	SHED METAL	0	0	0	0	1.00	UT	1,800.00	1,800.00	100	2024	2023		100	1,800	

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	5500	A	TIMBER 2	0					10.00	AC		1.00	1.00	1.00	445.00	445.00	4,450							
2	5910	A	SWAMP/CYPRES	0					9.00	AC		1.00	1.00	1.00	40.00	40.00	360							
3	9910	M	MKT.VAL.AG	0					20.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	60,000							
4	0200	C	MBL HM	0					1.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	3,000							