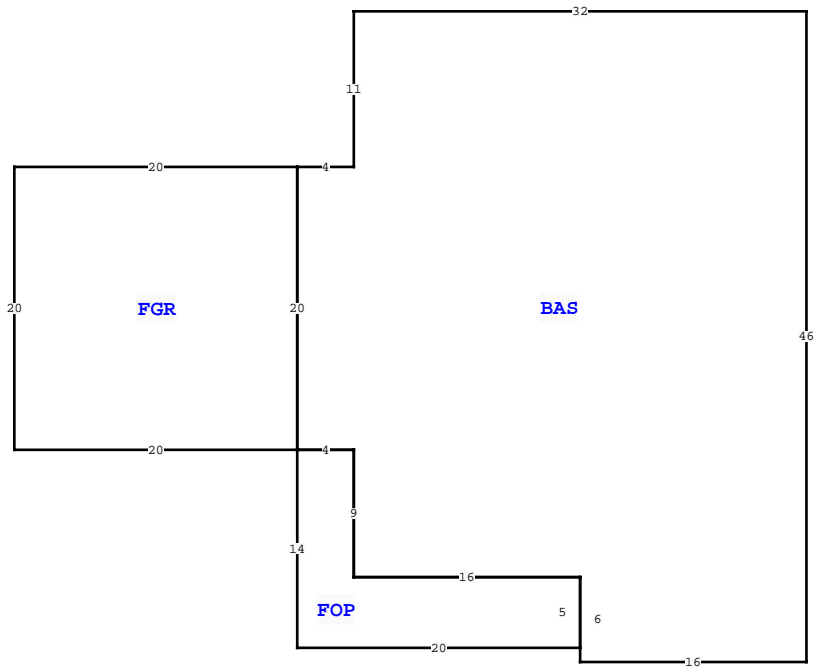


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architctual Units	05	CONV	100
		0	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	33316.030	1.10/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,456	100	
FGR	400	55	
FOP	136	30	
TOTALS	1,992		

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%	- 2026								
				Heated Area: 1456							
					HX Base Yr 2026						



VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE		245,813
TOTAL MARKET OB/XF VALUE		7,533
TOTAL LAND VALUE - MARKET		26,400
TOTAL MARKET VALUE		279,746
SOH/AGL Deduction		83,160
ASSESSED VALUE		196,586
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		145,175
TOTAL JUST VALUE		279,746
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		282,719

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36482	SFR	719	03/21/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1532/2071	2/03/2025	WD Q	Q	I	01	302,500
GRANTOR: JENNINGS PEGE ANN						
GRANTEE: NORRIS TRYPHON D						
1501/2448	10/26/2023	LE U	I	14		0
GRANTOR: BOBBITT HARDY KENNETH						
GRANTEE: BOBBITT HARDY KENNE						

EXTRA FEATURES		119 SW WHITE ASH GLN, LAKE CITY														
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	100	0	0	0		2.20	100	2018	2018	3	100	2,253	
2	0104	GENERATOR	0	100	0	0	0		6,600.00	100	2023	2022		80	5,280	

TOTALS		1,992		1,717		245,813	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	04/24/2023 MLU	

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W32 S11 W4 FGR= W20 S20 E20 N20\$ S20 FOP= S14 E20 N5 W16 N9 W4\$ E4 S9 E16 S6 E16 N46\$.											

LAND DESCRIPTION												TOTAL OB/XF 7,533												
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	1.10	24,000.00	26,400.00	26,400							