

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	08	SHT VINYL	50
Interior Floor	14	CARPET	50
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
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	01

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF 2	100% - 2023										
				Heated Area: 1140				HX Base Yr 2023				
TOTALS	1,140		1,140		119,238							

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		119,238
TOTAL MARKET OB/XF VALUE		18,900
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		198,138
SOH/AGL Deduction		9,963
ASSESSED VALUE		188,175
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		131,764
TOTAL JUST VALUE		198,138
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		198,147

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044111	Mobile Home		04/06/2022
31873	M H	375	04/08/2014
16582	M H	125	02/09/2000
13728	M H	125	03/05/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1461/1582	3/10/2022	QC	U	I	11	0
GRANTOR: BELL STEVE JR						
GRANTEE: BELL-HENDERSON JACQ						
1454/955	12/09/2021	QC	U	I	11	100
GRANTOR: BELL JACQUELINE						
GRANTEE: BELL STEVE JR						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,140	100	2023	1,140	119,238
TOTALS	1,140			1,140	119,238

890 SW MAULDIN AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026
INC DATE		AG DATE	MLU

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	0030	BARN,MT	0	100	20	20			12.00	50	2007	2007	3	50	2,400	
2	0060	CARPORT F	0	100	20	20			5.00	50	2007	2007	3	50	1,000	
3	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	
4	0030	BARN,MT	0	100	20	20			12.00	50	2007	2007	3	50	2,400	
5	9947	Septic	0	100	0	0			3,000.00	100			3	100	3,000	
6	0296	SHED METAL	0	100	0	0			0.00	100	2019	2019	3	100	800	
7	0060	CARPORT F	0	100	0	0			0.00	100	2019	2019	3	100	800	
8	0070	CARPORT UF	0	100	0	0			0.00	100	2019	2019	3	100	500	
9	0263	PRCH,USP	0	100	0	0			0.00	100	2019	2019	3	100	1,000	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=18,15] E76 S15 W76 N15 \$												

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	0200	C	MBL HM	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000								