

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
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
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.060	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,314	100	2024
FGR	460	55	2024
FOP	58	30	2024
FOP	188	30	2024
TOTALS	3,020		

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%	- 2024		Heated Area: 2314					HX Base Yr 2024	

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		349,013
TOTAL MARKET OB/XF VALUE		2,100
TOTAL LAND VALUE - MARKET		25,000
TOTAL MARKET VALUE		376,113
SOH/AGL Deduction		1,885
ASSESSED VALUE		374,228
TOTAL EXEMPTION VALUE	HX HB 13	374,228
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		376,113
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		372,507

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047420	Solar Power Syste	29,499	06/08/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/1817	4/28/2023	WD	U	V	11	380,900
GRANTOR: ADAMS HOMES OF NORTHW						
GRANTEE: NORTHROP GREGORY AL						
1433/1317	3/25/2021	WD	Q	V	05	288,000
GRANTOR: BAVERIA LLC						
GRANTEE: ADAMS HOMES OF NORT						

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	0166	CONC,PAVMT	0	100	0	700.00	UT	3.00	3.00	100	2024	2023		100	2,100	

613 NW OAKMONT WAY, LAKE CITY
 BLD DATE
 XF DATE
 INC DATE
 LGL DATE
 LAND DATE
 AG DATE
 04/14/2026 MLU

BUILDING NOTES														
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BUILDING DIMENSIONS														
BAS=[YR=2024;ORIG=9,-9] W14 S9 W15 U3L3 W5 N6 W20 S43 E37 N1 E6 S5 E14 N47 \$														
FGR=[YR=2024;ORIG=-48,34] E23 S20 W23 N20 \$														
FOP=[YR=2024;ORIG=-5,-9] W23 S6 E5 D3R3 E15 N9 \$														
FOP=[YR=2024;ORIG=-5,33] W6 S1 W2 S6 E10 N2 W2 N5 \$														

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	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							