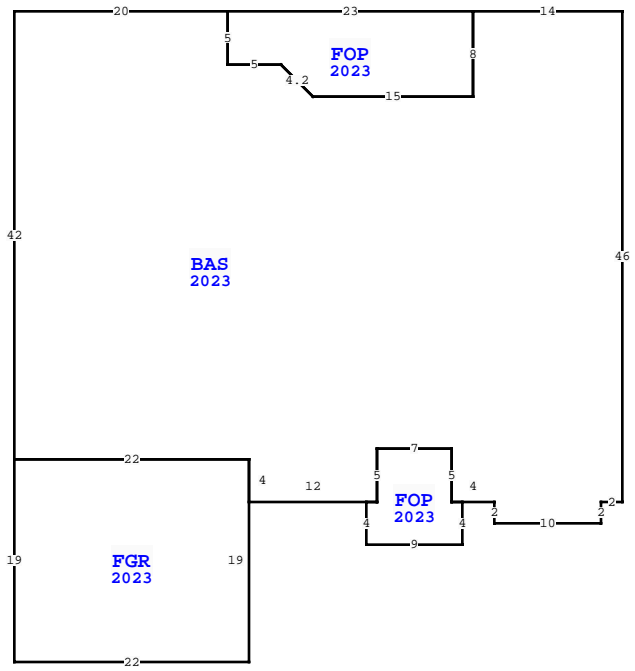


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	50
Interior Floor	15	HARDTILE	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	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	05	05	
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	2,355	100	2023
FGR	418	55	2023
FOP	71	30	2023
FOP	165	30	2023
TOTALS	3,009		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,656	111.8400	125.26	332,691	2022	2022	0	0	3.00	97.00	
1 SINGLE FAM 0% - 2023 Heated Area: 2355 HX Base Yr												



VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		322,710
TOTAL MARKET OB/XF VALUE		2,367
TOTAL LAND VALUE - MARKET		24,000
TOTAL MARKET VALUE		349,077
SOH/AGL Deduction		34,624
ASSESSED VALUE		314,453
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		314,453
TOTAL JUST VALUE		349,077
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		352,404

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1466/1596	5/06/2022	WD Q	Q	I	01	298,300
GRANTOR: ADAMS HOMES OF NORTHW						
GRANTEE: PATEL NILESH R						
1425/211	11/19/2020	WD Q	Q	V	05	312,000
GRANTOR: ADAMS HOMES OF NORTHW						
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	0	0	789.00	UT	3.00	3.00	100	2023	2022		100	2,367	

540 NW OAKMONT WAY, LAKE CITY
BLD DATE
XF DATE
INC DATE
LGL DATE
LAND DATE
AG DATE
04/20/2023 MLU

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=0,-18] W14 S8 W15 U3L3 W5 N5 W20 S42 E22 S4 E12 N5 E7 S5 E4 S2 E10 N2 E2 N46 \$												
FGR=[YR=2023;ORIG=-57,24] E22 S19 W22 N19 \$												
POP=[YR=2023;ORIG=-14,-18] W23 S5 E5 D3R3 E15 N8 \$												
POP=[YR=2023;ORIG=-16,23] W7 S5 W1 S4 E9 N4 W1 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	0		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000								