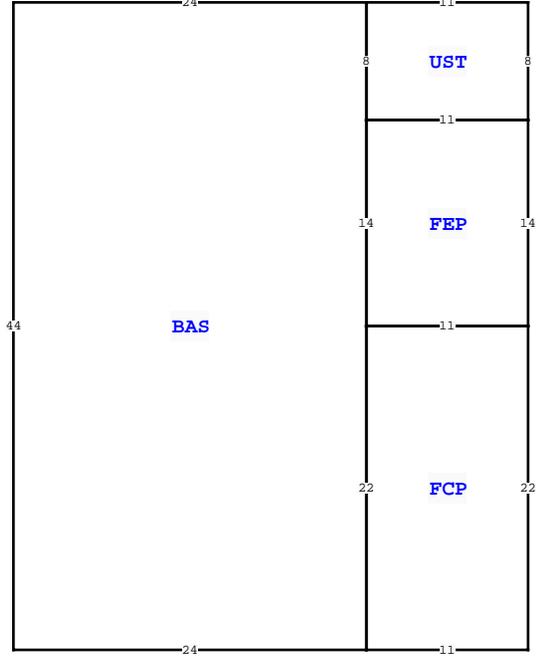


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		2 100	
Stories	1.	1. 100	
Architectual	01	CONV 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	06
NEIGHBORHOOD/LOC	34317.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,056	100	
FCP	242	25	
FEP	154	85	
UST	88	45	
TOTALS	1,540		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,287	120.0000	112.80	145,174	1988	1988	0	0	45.00	55.00
1 MANUF 1 100% - 2022 Heated Area: 1056 HX Base Yr 2022											



VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE		79,846
TOTAL MARKET OB/XF VALUE		500
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		102,846
SOH/AGL Deduction		25,187
ASSESSED VALUE		77,659
TOTAL EXEMPTION VALUE	HX HB SX	77,659
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		102,846
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		102,846

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047576	Roof Replacement	16,500	06/29/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1546/2111	8/12/2025	WD U	I	11		100

BLD DATE		LGL DATE	
174 SE PEARL TER, LAKE CITY		04/21/2023	MLU

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		1.00	UT	0.00		0	3	100	300
2	0296	SHED METAL	0	100	0	0		1.00	UT	0.00		1	3	100	200

BUILDING NOTES	
BAS= W24 S44 E24 FCP= E11 N22 W11 S22\$ N22 FEP= E11 N14W11 S14\$ N14 UST= E11 N8 W11 S8\$ N8\$.	

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							