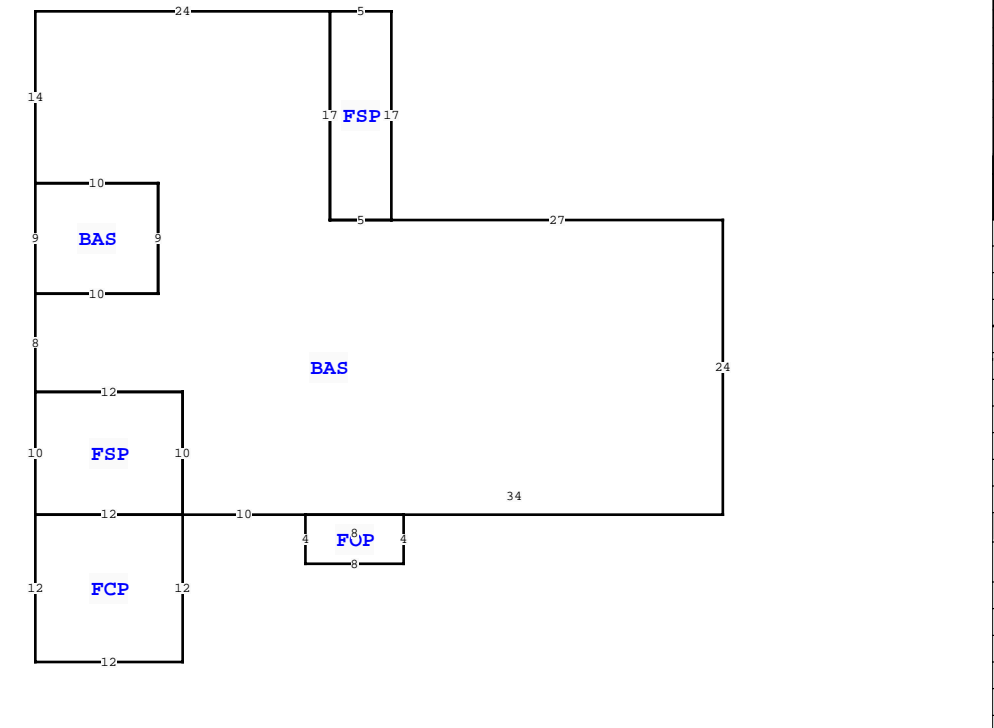


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 50
Interior Floor	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,760	122.0000	136.64	240,486	1966	1995	0	0	30.00	70.00



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	90	100		90	8,609
BAS	1,542	100		1,542	147,489
FCP	144	25		36	3,443
FOP	32	30		10	956
FSP	85	40		34	3,252
FSP	120	40		48	4,591
TOTALS	2,013			1,760	168,340

265 SE TRIBBLE ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	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	0.00	100	0	0	3	100	300	
2	0120	CLFENCE	4	0	100	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	100	0	0	1.00	UT	1,500.00	1,500.00	50	1997	1997	3	50	750	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
5	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
6	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

LAND DESCRIPTION TOTAL OB/XF 2,750

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	2100.00	127.00	1.00	LT		1.00	1.00	1.13	18,500.00	20,905.00	20,905							

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		168,340
TOTAL MARKET OB/XF VALUE		2,750
TOTAL LAND VALUE - MARKET		20,905
TOTAL MARKET VALUE		191,995
SOH/AGL Deduction		56,713
ASSESSED VALUE		135,282
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		78,871
TOTAL JUST VALUE		191,995
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		194,400

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1567/1219	4/28/2026	LE	U	I	14	100
GRANTOR: HAMMONS LINDA (ENH LI)						
GRANTEE: LARSON DARYL DWAYNE						
1401/2000	12/18/2019	WD	Q	I	01	144,900
GRANTOR: PATRICIA A DALY						
GRANTEE: TONY & LINDA HAMMON						

BUILDING NOTES	

BUILDING DIMENSIONS
BAS= W27 FSP= N17 W5 S17 E5\$W5 N17 W24 S14 BAS= S9 E10 N9W10\$ E10 S9 W10 S8 FSP= S10 E12 N10 W12\$ E12 S10 FCP= W12 S12 E12 N12\$ E10 FOP= S4 E8 N4 W8\$ E34 N24\$.