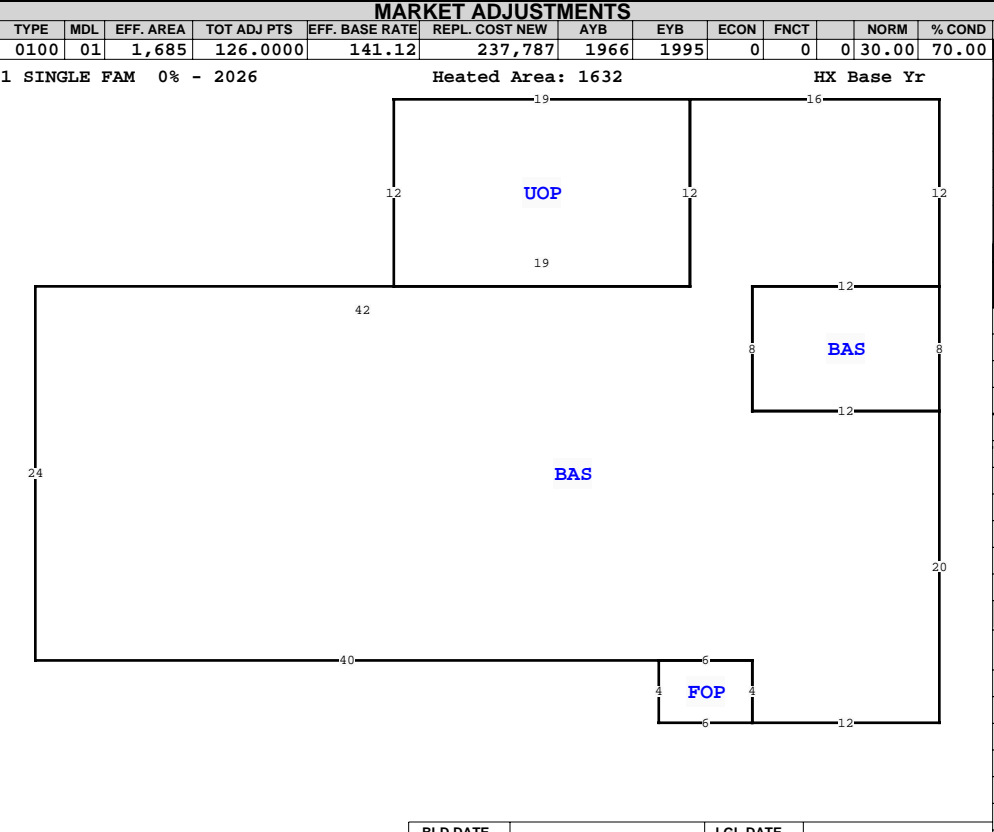


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	05	CONV 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	34317.070	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	96	100		96	9,484
BAS	1,536	100		1,536	151,732
FOP	24	30		7	692
UOP	228	20		46	4,544
TOTALS	1,884			1,685	166,451

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		166,451
TOTAL MARKET OB/XF VALUE		6,740
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		191,691
SOH/AGL Deduction		0
ASSESSED VALUE		191,691
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		191,691
TOTAL JUST VALUE		191,691
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		194,069

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1545/758	7/01/2025	WD	U	I	11	100
GRANTOR: STEED KATHERINE J						
GRANTEE: EXCULTUS HOLDINGS L						
1471/1608	7/01/2022	WD	Q	I	01	199,000
GRANTOR: MCNIEL JAMES EDWARD						
GRANTEE: STEED KATHERINE J						

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	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0294	SHED WOOD/	0	0	12	15	180.00	UT	18.00	18.00	100	1993	1993	3	100	3,240	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2023	2022		100	1,000	

EXTRA FEATURES		246 SE TRIBBLE ST, LAKE CITY	
BLD DATE		LGL DATE	04/21/2023
XF DATE		LAND DATE	MLU
INC DATE		AG DATE	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W16 S12 W42 S24 E40 E6 S4 E12 N20 W12 N8 E12 N12 \$	
UOP=[ORIG=-16,0] W19 S12 E19 N12 \$	
BAS=[ORIG=0,20] N8 W12 S8 E12 \$	
FOP=[ORIG=-18,36] S4 E6 N4 W6 \$	

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	81.00	132.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							