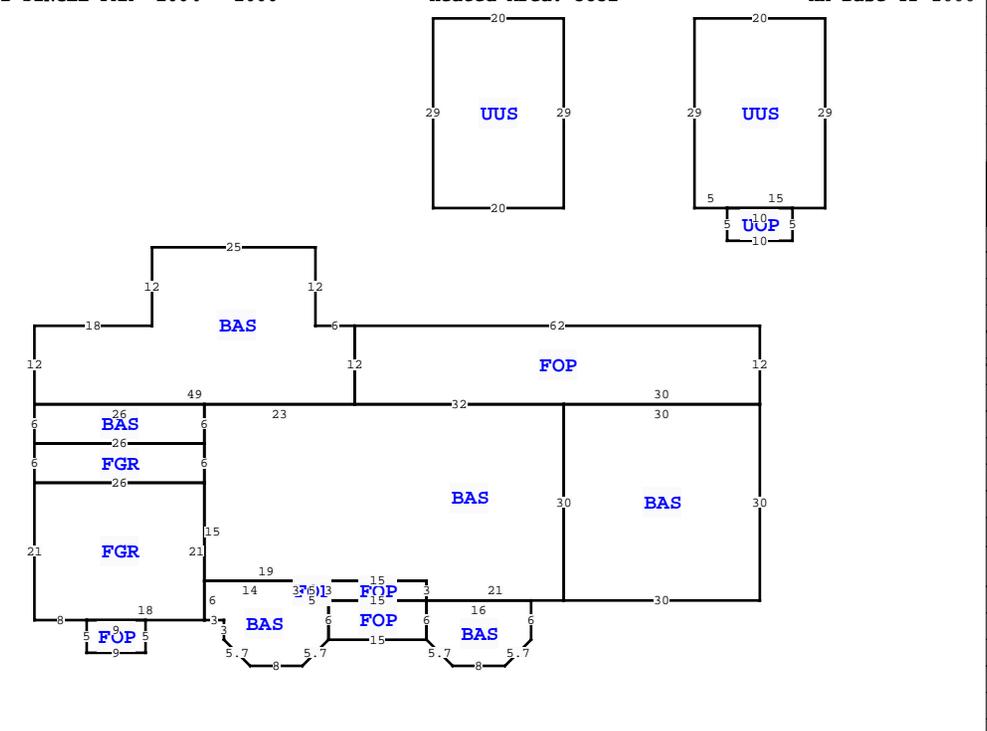


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.1	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
1	SINGLE FAM	100% - 2000		129.73	660,196	1969	1969	0	0	35.00	65.00



VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		429,127
TOTAL MARKET OB/XF VALUE		39,823
TOTAL LAND VALUE - MARKET		47,700
TOTAL MARKET VALUE		516,650
SOH/AGL Deduction		219,517
ASSESSED VALUE		297,133
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		245,722
TOTAL JUST VALUE		516,650
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		509,142

QUALITY	DOR CODE	MAP NUM	MKT AREA		
07 07	0100		01		
NEIGHBORHOOD/LOC 36416.010 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	144	100		144	12,143
BAS	156	100		156	13,155
BAS	195	100		195	16,443
BAS	888	100		888	74,880
BAS	900	100		900	75,892
BAS	1,548	100		1,548	130,534
FGR	156	55		86	7,252
FGR	546	55		300	25,297
FOP	15	30		4	337
FOP	45	30		14	1,180
TOTALS	6,682			5,089	429,127

** This building has 16 Sub-Areas
202 SW HAMLET CIR, LAKE CITY

BLD DATE	LGL DATE	04/07/2025	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16934	POOL	100	05/08/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1547/2304	8/13/2025	LE	U	I	14	100
GRANTOR: UNRAU ROBERT LAWTON						
GRANTEE: UNRAU ROBERT LAWTON						
0881/1489	5/28/1999	WD	Q	I		102,000
GRANTOR: BLANTON'S						
GRANTEE: UNRAU'S						

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0280	POOL R/CON	0	100	19	44	836.00	UT	70.00	70.00	100	2000	2000	3	40	23,408	
3	0169	FENCE/WOOD	0	100	0	0	112.00	UT	6.00	6.00	100	2000	2000	3	100	672	
4	0119	MASONRY WA	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	3,120	
5	0166	CONC, PAVMT	0	100	0	0	7,019.00	UT	2.00	2.00	60	1993	1993	3	60	8,423	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,500	

BUILDING NOTES											
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BUILDING DIMENSIONS
 BAS= W32 BAS= N12 W6 N12 W25 S12 W18 S12 E49\$ W23 BAS= W26 S6 E26 N6\$ S6 FGR= W26 S6 E26 N6\$ S6 FGR= W26 S21 E8 FOP= S5 E9 N5 W9\$ E18 N21\$ S15 BAS= S6 E3 S3 D4 R4 E8 R4 U4 N6 FOP= N3 W5 S3 E5\$ W5 N3 W14\$ E19 FOP= S3 FOP= S6 E15 N6 W15\$ E15 N3 W15\$ E15 S3 BAS= S6 D4 R4 E8 R4 U4 N6 W16\$ E21 N30\$ BAS= S30 E30 N30 W30\$ FOP= E30 N12 W62 S12 E32\$ PTR= N30 UUS= N29 W20 S29 E20\$ S30\$ PTR= N30 E40 UUS= N29 W20 S29 E5 UOP= S5 E10 N5 W10\$ E15\$ S30 W40\$.

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	DPTH 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		A-1	0.00	0.00	2.65	AC		1.00	1.00	1.00	18,000.00	18,000.00	47,700							