

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		4	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	36416.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,200	100	
FGR	841	55	
PTO	330	5	
TOTALS	4,371		

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%	- 0	135.77	499,498	1969	1969	0	0	35.00	65.00

Heated Area: 3200 HX Base Yr

VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 3	324,674
BUILDING MARKET VALUE	Tax Dist:	41,188
TOTAL MARKET OB/XF VALUE		56,480
TOTAL LAND VALUE - MARKET		422,342
TOTAL MARKET VALUE		155,250
SOH/AGL Deduction		267,092
ASSESSED VALUE		51,411
TOTAL EXEMPTION VALUE	HX HB	215,681
BASE TAXABLE VALUE		422,342
TOTAL JUST VALUE		0
NCON VALUE		
INCOME VALUE		418,812
PREVIOUS YEAR MKT VALUE		

SALE:1:1: LOT 5 BLK D SOUTHWOOD ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043997	Roof Replacement	13,168	03/24/2022
25177	SFR	1,026	10/30/2006
17758	GARAGE	52	12/15/2000
5397	REMODEL	5,397	10/15/1991

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0713/0235	3/14/1990	WD	Q	I		133,500

GRANTOR: NANJUNDA SWAMY
GRANTEE: DISOSWAY MARK D

EXTRA FEATURES		431 SW BELLMONT DR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0180	FPLC 1STRY	0 100
2	0280	POOL R/CON	0 100
3	0166	CONC,PAVMT	0 100
4	0252	LEAN-TO W/	0 100
5	0252	LEAN-TO W/	0 100
6	0252	LEAN-TO W/	0 100
7	0040	BARN,POLE	0 100
8	0294	SHED WOOD/	0 100

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	0180	FPLC 1STRY	0 100	0	0	2.00	UT	2,000.00	2,000.00	100	0	0	3	100	4,000	
2	0280	POOL R/CON	0 100	32	16	512.00	UT	70.00	70.00	30	1987	1987	3	30	10,752	
3	0166	CONC,PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	11,676	
4	0252	LEAN-TO W/	0 100	8	28	224.00	UT	2.00	2.00	100	1993	1993	3	100	448	
5	0252	LEAN-TO W/	0 100	4	24	96.00	UT	2.00	2.00	100	1993	1993	3	100	192	
6	0252	LEAN-TO W/	0 100	8	28	224.00	UT	2.00	2.00	100	1993	1993	3	100	448	
7	0040	BARN,POLE	0 100	24	24	1.00	UT	0.00	0.00	100	1993	1993	3	100	12,672	
8	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=	W6 N16 W36 S16 W40 S32 E39PTO= S15 E18 N3 E5 N12 W23\$
E43 FGR=	S7 E29 N29 W29 S22\$ N32\$.

LAND DESCRIPTION		TOTAL OB/XF 41,188																						
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		A-1	0.00	0.00	3.53	AC		1.00	1.00	1.00	16,000.00	16,000.00	56,480							