

BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	15	CONC BLOCK 80		
Exterior Wall	05	AVERAGE 20		
Roof Structure	01	FLAT 100		
Roof Cover	04	BUILT-UP 100		
Interior Wall	02	WALL BD/WD 100		
Interior Floor	14	CARPET 100		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2 100		
Frame	03	MASONRY 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		08
NEIGHBORHOOD/LOC	8001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,304	100	1,304	67,277
BAS	60	100	60	3,095
FST	128	55	70	3,612
UCP	300	20	60	3,095
UCP	731	20	146	7,532
UGR	500	45	225	11,609
UOP	48	20	10	516
UST	48	45	22	1,135
TOTALS	3,119		1,897	97,872

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,897	87.6120	79.07	149,996	1948	1948	0	0	34.75	65.25	

1 SINGLE FAM - 100% - 2022

Heated Area: 1364

HX Base Yr 2022

Floor plan diagram showing various rooms and their market adjustments. Rooms are labeled with codes and years: UCP 1993, UCP 2000, UGR 1993, FST 2000, BAS 1993, UOP 1993, UST 2000, BAS 2000. Dimensions are provided for each room and overall lot dimensions.

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023

MLU