

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION		
Exterior Wall	19	COMMON BRK 80		
Exterior Wall	05	AVERAGE 20		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	13	LVT/LAMNT 70		
Interior Floo	14	CARPET 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2 100		
Frame Stories Units	02 1.	WOOD FRAME 100 1. 100 0 100		
BUD8 Adjustme Occupancy	04 00	DIST 01 100 NONE 100		
Quality	05	Quality Level 05		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 04		
NEIGHBORHOOD/LOC	4031.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,446	100	1,446	131,544
FEP	384	80	307	27,928
FOP	30	30	9	819
TOTALS	1,860		1,762	160,291

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,762	136.4000	123.10	216,902	1976	1985	0	0	26.10	73.90

1 SINGLE FAM - 100% - 0

Heated Area: 1446 HX Base Yr

BAS
1993

FEP
1993

FOP
1993

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		160,291	
TOTAL MARKET OB/XF VALUE		8,309	
TOTAL LAND VALUE - MARKET		80,000	
TOTAL MARKET VALUE		248,600	
SOH/AGL Deduction		144,497	
ASSESSED VALUE		104,103	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		54,103	
TOTAL JUST VALUE		248,600	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		203,642	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U I V I RSN CD	SALE PRICE
0222/0210	1/01/1976	WD	U I	100

GRANTOR:
GRANTEE:
0118/0402 2/04/1943 WD Q V 100
GRANTOR:RAYONIER INCORPORATED
GRANTEE:ANDERSON G W & HATT

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W4 FEP=[YR=1993] N16 W24 S16 E24 \$W51 S30 E21
FOP=[YR=1993] E5 N6 W5 S6 \$ N6 E34 N24\$.

LAND DESCRIPTION TOTAL OB/XF 8,309

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	000115	C	SFR ACRES	100		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 10/22/2019 BY KWA Total Acres: 1.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS