



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	20	FACE BRICK 100		
Roof Structur	08	IRREGULAR 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	14	CARPET 70		
Interior Floo	11	CLAY TILE 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	01	Quality Level 01		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 09		
NEIGHBORHOOD/LOC	9001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,339	100	2,339	218,756
FGR	804	55	442	41,338
FOP	232	30	70	6,547
FOP	445	30	134	12,532
UDU	132	55	73	6,827
TOTALS	3,952		3,058	286,001

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	3,058	92.6532	110.03	336,472	2002	2002	0	0	0 15.00	85.00	
1 SNGL FAM - 100% - 2021 Heated Area: 2339 HX Base Yr 2021												
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE												
241664 CR 121, HILLIARD										06/13/2023	MLU	

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		286,001	
TOTAL MARKET OB/XF VALUE		4,044	
TOTAL LAND VALUE - MARKET		69,600	
TOTAL MARKET VALUE		359,645	
SOH/AGL Deduction		69,805	
ASSESSED VALUE		289,840	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		239,840	
TOTAL JUST VALUE		359,645	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		322,691	

EXTRA FEATURES							241664 CR 121, HILLIARD			INC DATE				AG DATE			
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	0811	CONCRETE B	0	100	0	0	937.00	SF	5.20	5.20	100	2002	2002	3	83	4,044	