

ROMEO HOMES FLORIDA LLC
103 FOULK RD STE 900
WILMINGTON, DE 19803

37-3N-28-0740-0353-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05 AVERAGE 70
16 WD FR STUC 30
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 100
14 CARPET 70
11 CLAY TILE 30
03 CENTRAL 100
04 AIR DUCTED 100
3 100
2 100
02 WOOD FRAME 100
1. 1. 100
0 100
00 NONE 100

05 Quality Level 05
0100 SINGLE FAMILY
MAP NUMMKT AREA04
NEIGHBORHOOD/LOC4038.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,412	100	1,412	152,345
FGR	419	55	230	24,815
FOP	42	30	13	1,403
PTO	80	5	4	432

TOTALS1,9531,659178,994

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONEFCTNORM% COND

0100011,659124.0800111.98185,77520142014003.6596.35

1 SINGLE FAM - 0% - 0Heated Area: 1412HX Base Yr

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE178,994
TOTAL MARKET OB/XF VALUE3,418
TOTAL LAND VALUE - MARKET55,000
TOTAL MARKET VALUE237,412
SOH/AGL Deduction41,497
ASSESSED VALUE195,915
TOTAL EXEMPTION VALUE0
BASE TAXABLE VALUE195,915
TOTAL JUST VALUE237,412
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE206,184

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / U / V / I / RSN CD SALE PRICE

1892/005711/20/2013WDQV0120,000

GRANTOR: HERON ISLES JOINT VEN
GRANTEE: ROMEO HOMES FLORIDA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2014] W18 PTO=[YR=2014] N8 W10 S8 E10 \$ W22 S27
FGR=[YR=2014] S20 E19 N7 FOP=[YR=2014] E7 N1 W2 N7 W5 S8 \$
N16 W13 S3 W6 \$ E6 N3 E13 S8 E5 S7 E2 S11 E14 N50 \$.

LAND DESCRIPTION

L NUSE CODECLS

LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSLUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR0PUD0.000.001.00LT1.001.001.0055,000.0055,000.0055,000

REVIEW DATE07/26/2018BYKWXTotal Acres: 0.00Total Land Value: 55,000Market: 0Agricultural: 0Common: 55,000PRINTED 08/02/2023 BY SYS