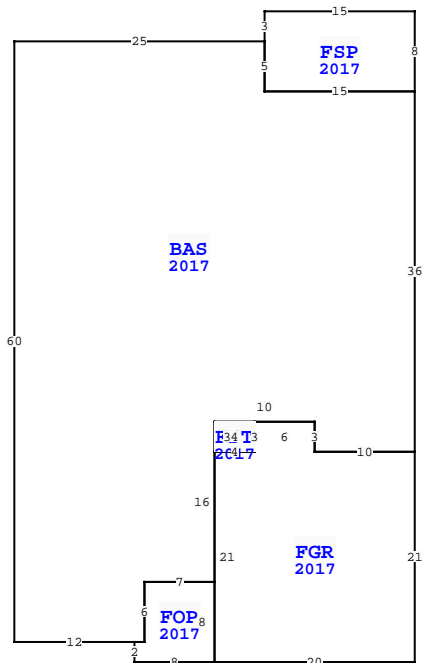


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	70
Exterior Wall	16	WD FR STUC	30
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating 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	06	Quality Level	06
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4035.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,873	100	1,873
FGR	438	55	241
FOP	58	30	17
FSP	120	40	48
FST	12	55	7
TOTALS	2,501		2,186

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,186	129.0415	116.46	254,582	2017	2017	0	0	2.15	97.85
1 SINGLE FAM - 100% - 2018 Heated Area: 1873 HX Base Yr 2018											



VALUATION SUMMARY		PAGE 1 of 1	4
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE		249,108	
TOTAL MARKET OB/XF VALUE		3,222	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		327,330	
SOH/AGL Deduction		109,049	
ASSESSED VALUE		218,281	
TOTAL EXEMPTION VALUE	HX HB VX	55,000	
BASE TAXABLE VALUE		163,281	
TOTAL JUST VALUE		327,330	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		275,689	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1701966	CO ISSUED	0	06/07/2017
B1701966	SEDA	237,801	03/10/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
2134/1448	7/17/2017	WD Q	Q	I	02	221,400

GRANTOR: SEDA CONSTRUCTION COM
GRANTEE: COPELAND RICHARD T

EXTRA FEATURES																
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	605.00	SF	5.20	5.20	100	2017	2017	3	97	3,052	
2	0810	CONCRETE A	0	100	0	27.00	SF	6.50	6.50	100	2017	2017	3	97	170	

BUILDING NOTES	

BUILDING DIMENSIONS	
FSP=[YR=2017] W15 S3 BAS=[YR=2017] W25 S60 E12 FOP=[YR=2017] S2 E8 FGR=[YR=2017] E20 N21 W10 N3 W6 FST=[YR=2017] W4 S3 E4 N3\$ S3 W4 S21\$ N8 W7 S6 W1\$ E1 N6 E7 N16 E10 S3 E10 N36 W15 N5\$ S5 E15 N8\$.	

LAND DESCRIPTION		TOTAL OB/XF																						
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	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							