

LOT 48
ENCLAVE AT SUMMER BEACH
REVISION ONE PBK 8/277

REAGAN CHARLES R & DIANE M
4720 MEADOW LARK DR
CONYERS, GA 30094

2024

00-SB-30-046E-0048-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	08	CLAY TILE 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	11	CLAY TILE 70		
Interior Floo	14	CARPET 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		3 100		
Frame	02	WOOD FRAME 100		
Stories	2. 100			
Units	0 100			
Quality	06	Quality Level 06		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		03
NEIGHBORHOOD/LOC	3043.100			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	745	100	745	123,060
FGR	435	55	239	39,478
FOP	36	30	11	1,817
FOP	128	30	38	6,277
FUS	1,308	100	1,308	216,058
TOTALS	2,652		2,341	386,690

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0320	11	2,341	175.6268	166.85	390,596	2021	2021	0	0	1.00	99.00

1 TOWNHOUSE - 0% - 0

Heated Area: 2053

HX Base Yr

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2024