

UNIT 7A  
IN OR 1672/1848  
SEA CHASE @ OCEAN VILLAGE

HALL SUSETTE P  
122 JASON LN  
CUMMING, GA 30040

2024

00-SB-30-194D-007A-0000

ELEMENT		BUILDING CHARACTERISTICS		MARKET ADJUSTMENTS											
CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
	Floor	1	100	1943	100				1996	1996	100	100	0		
	Recreation	POOL	POOL 100	1 CONDO - 0% - 0										HX Base Yr	
	Location	END	END 100												
	View	OCEAN	OCEAN 100												
	Desirability	NORTH	FLAT NORTH 100												
	Balcony	FOP/PATIO	FOP/PATIO 100												
	Parking	ATT GARAGE	ATT GARAGE 100												
	Bedrooms		3 100												
	Bathrooms		3 100												
	Oth Rooms		2 100												
	Quality	04	Quality Level 04												
	DOR CODE	0400	CONDOMINIUM												
	MAP NUM		MKT AREA		03										
	NEIGHBORHOOD/LOC	3020.00													
	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE										
	TOTALS	1,889		1,889											

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VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 8		Tax Dist:				
BUILDING MARKET VALUE		1,182,000				
TOTAL MARKET OB/XF VALUE		0				
TOTAL LAND VALUE - MARKET		0				
TOTAL MARKET VALUE		1,182,000				
SOH/AGL Deduction		145,151				
ASSESSED VALUE		1,036,849				
TOTAL EXEMPTION VALUE		0				
BASE TAXABLE VALUE		1,036,849				
TOTAL JUST VALUE		1,182,000				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		1,126,000				
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1672/1848	4/16/2010	WD	U	I	35	725,000
GRANTOR: AUDET PAUL R						
GRANTEE: HALL SUSETTE P						
0928/1667	4/17/2000	WD	Q	I		682,500
GRANTOR: HAYMAN THOMAS A TRUST						
GRANTEE: AUDET PAUL R						
BUILDING NOTES						
BUILDING DIMENSIONS						

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