

VANCE AMBER N
670 EAST PALO VERDE STREET
CASA GRANDE, AZ 85122

01-2N-27-1270-0066-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WASCO COUNTY PROPERTY										PAGE 1 of 1									
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND											
Exterior Wall		05		AVERAGE 70		0100		01		2,141		124.5335		118.31		253,302		2006		2010		0		0		0		6.15		93.85									
Exterior Wall		16		WD FR STUC 30		1		SINGLE FAM - 0%		0		Heated Area: 1896		HX Base Yr																									
Roof Structur		03		GABLE/HIP 100																																			
Roof Cover		03		COMP SHNGL 100																																			
Interior Wall		05		DRYWALL 100																																			
Interior Floo		14		CARPET 80																																			
Interior Floo		11		CLAY TILE 20																																			
Air Condition		03		CENTRAL 100																																			
Heating Type		04		AIR DUCTED 100																																			
Bedrooms				3 100																																			
Bathrooms				2.5 100																																			
Frame		02		WOOD FRAME 100																																			
Stories				2. 100																																			
Units				0 100																																			
Occupancy		00		NONE 100																																			
Quality		06		Quality Level 06																																			
DOR CODE		0100		SINGLE FAMILY																																			
MAP NUM				MKT AREA																																			
NEIGHBORHOOD/LOC				4044.00																																			
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																															
BAS		1,289		100		1,289		143,123																															
FGR		409		55		225		24,983																															
FOP		48		30		14		1,554																															
FUS		607		100		607		67,397																															
PTO		130		5		6		666																															
TOTALS		2,483				2,141		237,724																															
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		0810		CONCRETE A		0 0		0 0		388.00		SF		6.50		6.50		100		2006		2006		3		87		2,194											
2		0810		CONCRETE A		0 0		0 0		36.00		SF		6.50		6.50		100		2006		2006		3		87		204											