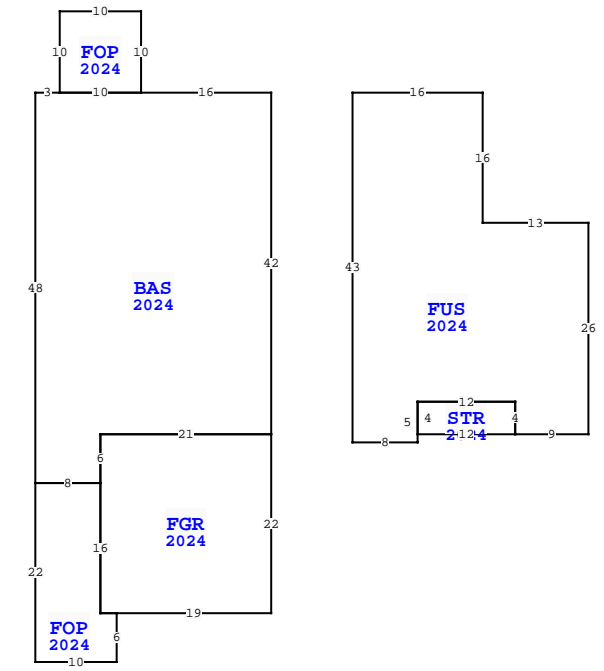


BUILDING CHARACTERISTICS		CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LVT/LAMMT	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms	4 100		
Bathrooms	2.5 100		
Frame	02	WOOD FRAME	100
Stories	2. 2. 100		
Units	0 100		
Quality	01	Quality Level 01	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4095.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,266	100	1,266
FGR	462	55	254
FOP	100	30	30
FOP	188	30	56
FUS	970	100	970
STR	48	10	5
TOTALS	3,034		2,581
TOTALS			306,623

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	2,581	95.0400	118.80	306,623	2023	2023	0	0	0	0.00	100.00	
1 SNGL FAM - 0% - 2024 Heated Area: 2236 HX Base Yr													



VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		306,623
TOTAL MARKET OB/XF VALUE		3,869
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		370,492
SOH/AGL Deduction		0
ASSESSED VALUE		370,492
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		370,492
TOTAL JUST VALUE		370,492
NCON VALUE		310,492
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		60,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23001476	NEW CONSTR	358,349	02/02/2023
220007305		358,349	

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
2692/1672	1/30/2024	WD Q	Q I	01	400,000

GRANTOR: CENTURY COMMUNITIES O
GRANTEE: MCALLISTER ABBY GIL

BUILDING NOTES					

BUILDING DIMENSIONS					
BAS=[YR=2024;ORIG=60,10] W16 W10 W3 S48 E8 N6 E21 N42 \$					
FOP=[YR=2024;ORIG=34,0] E10 S10 W10 N10 \$					
FGR=[YR=2024;ORIG=39,52] E21 S22 W19 W2 N16 N6 \$					
FOP=[YR=2024;ORIG=31,58] E8 S16 E2 S6 W10 N22 \$					
FUS=[YR=2024;ORIG=70,10] S43 E8 N5 E12 S4 E9 N26 W13 N16 W16 \$					
STR=[YR=2024;ORIG=78,48] E12 S4 W12 N4 \$					

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	
1	0811	CONCRETE B	0	0	0	0		5.20	100	2024	2023		100	
TOTALS									744.00 SF 5.20					3,869

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSVR
1	000100	C	SFR	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							