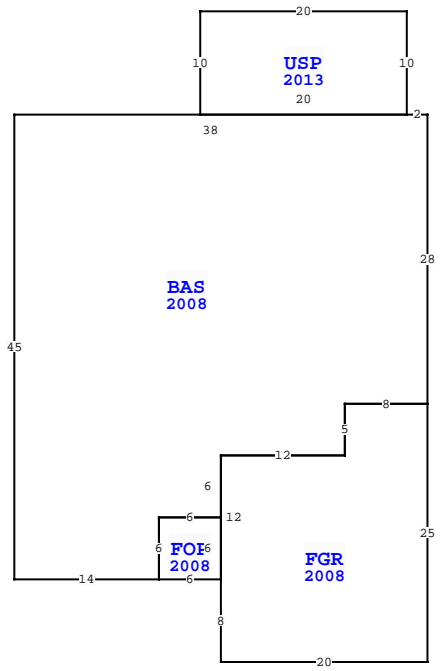


BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD			
Exterior Wall	20	FACE BRICK	100	
Roof Structur	03	GABLE/HIP	100	
Roof Cover	03	COMP SHNGL	100	
Interior Wall	05	DRYWALL	100	
Interior Floo	14	CARPET	70	
Interior Floo	11	CLAY TILE	30	
Air Condition	03	CENTRAL	100	
Heating Type	04	AIR DUCTED	100	
Bedrooms		3	100	
Bathrooms		2	100	
Frame	02	WOOD FRAME	100	
Stories	1.	1.	100	
Units		0	100	
Occupancy	00	NONE	100	
Quality	02	Quality Level	02	
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	07	
NEIGHBORHOOD/LOC	7004.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,484	100	1,484	179,698
FGR	440	55	242	29,303
FOP	36	30	11	1,332
USP	200	30	60	7,265
TOTALS	2,160		1,797	217,600

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,797	109.1550	136.44	245,183	2008	2008	0	0	11.25	88.75
1 SNGL FAM - 100% - 2018 Heated Area: 1484 HX Base Yr 2018											



VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE		217,600
TOTAL MARKET OB/XF VALUE		2,365
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		259,965
SOH/AGL Deduction		95,048
ASSESSED VALUE		164,917
TOTAL EXEMPTION VALUE	HX HB DX	55,000
BASE TAXABLE VALUE		109,917
TOTAL JUST VALUE		259,965
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		250,861

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
2164/1365	12/08/2017	WD Q	Q	I	02	189,900
GRANTOR: HOWARD HAZEL DIANNE						
GRANTEE: DIXON LINDA H & LAR						
1591/0050	10/28/2008	WD Q	Q	I		160,000
GRANTOR: BRANCH CREEK LLC						
GRANTEE: HOWARD HAZEL DIANNE						

BLD DATE		07/01/2008	JW	LGL DATE
XF DATE				LAND DATE
INC DATE				AG DATE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2008] W2 USP=[YR=2013] N10 W20 S10 E20 \$ W38 S45 E14 FOP=[YR=2008] E6 FGR=[YR=2008] S8 E20 N25 W8 S5 W12 S12\$ N6 W6 S6 \$ N6 E6 N6 E12 N5 E8 N28 \$.	

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	0			5.20	100	2008	2008	3	89	2,365	

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	CONSRV
1	000100	C	SFR	100	0003	RL	0.00	0.00	1.00	UT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							