

**2017-1 IH BORROWER LP**  
1717 MAIN ST STE 2000  
DALLAS, TX 75201

**38-2N-27-1331-0030-0000**

BUILDING

ELEMENT CD

CONSTRUCTION

Exterior Wall 10

ABOVE AVG 70

Exterior Wall 16

WD FR STUC 30

Roof Structur 03

GABLE/HIP 100

Roof Cover 03

COMP SHNGL 100

Interior Wall 05

DRYWALL 100

Interior Floo 14

CARPET 80

Interior Floo 08

SHT VINYL 20

Air Condition 03

CENTRAL 100

Heating Type 04

AIR DUCTED 100

Bedrooms 3

100

Bathrooms 2

100

Frame Stories Units 02

WOOD FRAME 100

Occupancy 00

NONE 100

Quality 01

Quality Level 01

DOR CODE 0100

SINGLE FAMILY

MAP NUM

MKT AREA

04

NEIGHBORHOOD/LOC 4045.00

TOTALS

2,211

1,848

204,335

MARKET ADJUSTMENTS

9900 MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

01 1,848 99.0000 123.75 228,690 2001 2001 0 0 10.65 89.35

1 SNGL FAM - 0% - 0 Heated Area: 1568 HX Base Yr

13

13

10

PTO  
2001

13

36

19

20

FGR  
2001

24

18

24

9

FOP  
2001

2

47

13

2

VALUATION BY STANDARD

Tax Group: 4 Tax Dist:

BUILDING MARKET VALUE 204,335

TOTAL MARKET OB/XF VALUE 5,449

TOTAL LAND VALUE - MARKET 65,000

TOTAL MARKET VALUE 274,784

SOH/AGL Deduction 37,255

ASSESSED VALUE 237,529

TOTAL EXEMPTION VALUE 0

BASE TAXABLE VALUE 237,529

TOTAL JUST VALUE 274,784

NCON VALUE 0

INCOME VALUE

PREVIOUS YEAR MKT VALUE 276,661

PERMIT NUM DESCRIPTION AMT ISSUED

B017897 NEW CONSTR 94,596 01/01/2001

SALES DATA

OFF RECORD Number DATE TYPE INST Q U I V I RSN CD SALE PRICE

2117/0918 4/28/2017 SW U I 11 100

GRANTOR: IH3 PROPERTY FLORIDA

GRANTEE: 2017 1 IH BORROWER

1901/1510 1/31/2014 WD Q I 02 151,000

GRANTOR: HAMPTON ROBIN C & KEV

GRANTEE: IH3 PROPERTY FLORID

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W13 PTO=[YR=2001] W13 S10 E13 N10 \$ S10 W36 S19 FGR=[YR=2001] S24 E20 N24 W20 \$ E20 S18 E9 FOP=[YR=2001] S2 E9 N2 W2 N3 W5 S3 W2 \$ E2 N3 E5 S3 E13 N47 \$ .

EXTRA FEATURES

86257 FIELDSTONE DR, YULEE

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 0 798.00 SF 6.50 6.50 100 2001 2001 3 80 4,150

2 0475 VF 4 SBPL 0 0 0 0 160.00 LF 14.00 14.00 100 2002 2002 3 58 1,299

LAND DESCRIPTION TOTAL OB/XF 5,449

L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPTH 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 0 RSF-1 0.00 0.00 1.00 LT 1.00 1.00 1.00 65,000.00 65,000.00 65,000

REVIEW DATE 01/06/2023 BY NWA Total Acres: 0.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 08/06/2024 BY SYS