

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	13	LVT/LAMNT 20	
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	
Quality	03	Quality Level 03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4048.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,714	100	1,714
DCK	108	15	16
FOP	192	30	58
UCP	528	20	106
UGR	756	45	340
TOTALS	3,298		2,234
			57,986

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	2,234	123.6000	86.52	193,286	1989	1989	0	0	70.00	30.00

1 M/H 93- - 100% - 2006 Heated Area: 1714 HX Base Yr 2006

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			57,986
TOTAL MARKET OB/XF VALUE			8,138
TOTAL LAND VALUE - MARKET			80,000
TOTAL MARKET VALUE			146,124
SOH/AGL Deduction			91,141
ASSESSED VALUE			54,983
TOTAL EXEMPTION VALUE	HX HB		29,983
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			146,124
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			142,132

PERMIT NUM	DESCRIPTION	AMT	ISSUED
94-00995	CARPORT	4,896	05/01/1994
5690	GARAGE	8,132	05/01/1989
7758	MH MOVE-ON	39,000	04/04/1989
5609	FOUNDATION	1,410	04/03/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1332/0384	7/11/2005	WD	Q	I		90,000

GRANTOR: JOHNS ANNETTE  
GRANTEE: JOHNS DAVID & CATHY  
0646/0738 1/15/1992 QC U I 01 100  
GRANTOR: JOHNS JOHN B  
GRANTEE: JOHNS JOHN & ANNETT

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1989	1989	3	66	2,310	
2	1242	WD DECK A	0	100	10	40.00	SF	10.00	10.00	100	1993	1993	3	20	80	
3	0812	CONCRETE C	0	100	0	1,996.00	SF	4.00	4.00	100	1996	1996	3	72	5,748	

BUILDING NOTES	

BUILDING DIMENSIONS	
UCP=[YR=1993] W22 S24 UGR=[YR=1993] W6 BAS=[YR=1993] W2 FOP=[YR=2005] N12 W16 S12 E16 \$ W62 S25 E2 S2 E13 N1 E4 S1 E5 N1 E6 S1 E26 DCK=[YR=2005] S6 E18 N6 W18 \$ E8 N27 \$ S27 E28 N27 W22 \$ E22 N24 \$ .	

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
1	000102	C	SFR/MH	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							