

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall
Roof Structur

05
03

AVERAGE 100
GABLE/HIP 100

Roof Cover
Interior Wall

12
05

MODULAR MT 100
DRYWALL 100

Interior Floo
Interior Floo

11
14

CLAY TILE 50
CARPET 50

Air Condition
Heating Type

03
04

CENTRAL 100
AIR DUCTED 100

Bedrooms
Bathrooms
Frame

02

2 100
2 100
WOOD FRAME 100

Stories
Units
Occupancy

00

1. 1. 100
0 100
NONE 100

Quality

02

Quality Level 02

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

04

NEIGHBORHOOD/LOC

4031.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,460

100

1,460

182,745

FCP

200

25

50

6,259

FOP

20

30

6

751

FSP

320

40

128

16,021

TOTALS

2,000

1,644

205,775

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

0 100

6 6

36.00 SF

6.50

6.50

100

2003

2003

3

83

194

2

0820

WOOD WALK

0 100

0 0

240.00 SF

11.75

11.75

100

2005

2005

3

40

1,128

3

0861

POOL GUNIT

0 100

23 12

276.00 SF

85.00

85.00

100

2005

2005

3

40

9,384

4

0845

KOOL DECK

0 100

0 0

700.00 SF

7.25

7.25

100

2005

2005

3

86

4,365

5

0351

CARPORT MT

0 100

20 20

400.00 SF

10.00

10.00

100

2008

2008

3

35

1,400

LAND DESCRIPTION

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

000115

C

SFR ACRES

100

0007

RSF-1

0.00

0.00

1.39

AC

1.00

1.00

1.00

80,000.00

80,000.00

111,200

REVIEW DATE

04/17/2019

BY

KWA

Total Acres:

1.39

Total Land Value:

111,200

Market:

0

Agricultural:

0

Common:

111,200

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0900

01

1,644

110.9505

138.69

228,006

2003

2003

0

0

9.75

90.25

1 SNGL FAM - 100% - 2018

Heated Area: 1460

HX Base Yr 2018

BLD DATE

XF DATE

INC DATE

03/03/2023

LGL DATE

LAND DATE

AG DATE

06/20/2023

MLU

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2166/1141

12/28/2017

WD Q

I

01

210,000

GRANTOR: SKIPPER DAVID & LAWAN

GRANTEE: ANDERSON SEAN D

1035/0499

2/05/2002

WD U

I

01

100

GRANTOR: SKIPPER DONALD M & WA

GRANTEE: SKIPPER DAVID & LAW

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W10 FSP=[YR=2003] W40 S8 E40 N8 \$ S8 W40 S32 E14 FOP=[YR=2003] E5 N4 W5 S4 \$ N4 E5 S4 E21 FCP=[YR=2003] E10 N20 W10 S20 \$ N20 E10 N20 \$.

VALUATION SUMMARY

VALUATION BY

Tax Group: 4

Tax Dist:

STANDARD

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

205,775

16,471

111,200

333,446

126,985

206,461

50,000

156,461

333,446

0

325,424

Diagram Description

The diagram shows a large rectangular lot with several smaller areas labeled FSP, BAS, FCP, and FOP. Dimensions are provided for various parts of the lot.