

BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	10 ABOVE AVG 80
Exterior Wall	16 WD FR STUC 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	11 CLAY TILE 70
Interior Floor	14 CARPET 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	05 Quality Level 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 07
NEIGHBORHOOD/LOC	7003.00
AREA TYPE	TOTAL GROSS AREA PCT OF BASE TOT ADJ AREA SUBAREA MARKET VALUE
BAS	1,529 100 1,529 173,251
FGR	528 55 290 32,860
FOP	24 30 7 793
FOP	120 30 36 4,079
TOTALS	2,201 1,862 210,983

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	- 100%	- 2022		Heated Area: 1529					HX Base Yr 2022		

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VALUATION SUMMARY		1
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		210,983
TOTAL MARKET OB/XF VALUE		3,490
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		254,473
SOH/AGL Deduction		31,605
ASSESSED VALUE		222,868
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		172,868
TOTAL JUST VALUE		254,473
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		245,039

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B083204	NEW CONSTR	103,194	05/14/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2434/0154	2/12/2021	WD Q	Q	I	01	230,000
GRANTOR: COX JASON						
GRANTEE: EDENFIELD SCOTT K						
1581/0188	8/13/2008	WD Q	Q	I		168,800
GRANTOR: TOUSA HOMES INC						
GRANTEE: COX JASON & DONNA						

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			754.00	SF	5.20				3,490	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2008] W21 FOP=[YR=2008] N10 W12 S10 E12 \$ W12 N10 W13 S43 E12 N2 FOP=[YR=2008] E7 N1 U2 L2 N1 W5 S4 \$ N4 E5 S1 D2 R2 E5 FGR=[YR=2008] S24 E22 N24 W22 \$ E22 N 30 \$.	

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	000100	C	SFR	100	0003	RL	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000									