



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 90			
Exterior Wall	12	CEDAR 10			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	12	HARDWOOD 70			
Interior Floor	11	CLAY TILE 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		3.5 100			
Frame	02	WOOD FRAME 100			
Stories	1.5	1.5 100			
Units		0 100			
BUD8 Adjustme	05	DIST 1A 100			
Occupancy	00	NONE 100			
Quality	06	Quality Level 06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			10
NEIGHBORHOOD/LOC	10001.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,768	100	1993	2,768	434,197
FGR	688	55	1993	378	59,295
FSP	182	40	1994	73	11,451
FUS	598	100	1993	598	93,804
STP	16	10	1993	2	314
UOP	60	20	1993	12	1,883
TOTALS	4,312			3,831	600,943

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,831	121.8195	192.47	737,353	1987	1987	0	0	0 18.50	81.50
1 SFR CUST - 0% - 2025				Heated Area: 3366				HX Base Yr			
The diagram shows a large irregular lot (FSP 1994) with several smaller lots (BAS 1993, UQP 1993, STP 1993, FGR 1993) and a separate lot (FUS 1993). Dimensions are provided for each lot boundary. The total area is 3,831 sq ft.											
BLD DATE						LGL DATE			05/07/2025		
XF DATE						LAND DATE			MLU		

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	100
2	0855	CONC PAVER	0	0	0	0	2,624.00	SF	7.00	7.00	100
3	1126	CB/STC 8"	0	0	21	5	105.00	SF	8.00	8.00	100
4	0445	BOX FNC 5'	0	0	0	0	21.00	LF	8.10	8.10	100
5	0820	WOOD WALK	0	0	47	4	188.00	SF	11.75	11.75	100
6	0446	BOX FNC 6'	0	0	0	0	59.00	LF	20.00	20.00	100
7	1126	CB/STC 8"	0	0	0	0	60.00	SF	8.00	8.00	100
8	1242	WD DECK A	0	0	0	0	358.00	SF	10.00	10.00	100
9	1242	WD DECK A	0	0	0	0	157.00	SF	10.00	10.00	100
TOTAL OB/XF 21,750											

LAND DESCRIPTION										TOTAL OB/XF										21,750									
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	000140	C	RES GOLF	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	700,000.00	700,000.00	700,000												
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