

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall

03 VINYL 100

Roof Structur

03 GABLE/HIP 100

Roof Cover

03 COMP SHNGL 100

Interior Wall

05 DRYWALL 100

Interior Floo

14 CARPET 60

Interior Floo

08 SHT VINYL 40

Air Condition

03 CENTRAL 100

Heating Type

04 AIR DUCTED 100

Bedrooms

2 100

Bathrooms

2 100

Frame

02 WOOD FRAME 100

Stories Units

1. 1. 100
0 100

Quality

04 Quality Level 04

DOR CODE

0200MOBILE HOME

MAP NUM

MKT AREA08

NEIGHBORHOOD/LOC

8024.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,456

100

2016

1,456

125,682

FOP

140

30

2016

42

3,626

TOTALS

1,596

1,498

129,307

EXTRA FEATURES

44560 LEE DR, CALLAHAN

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

0940

SHEDS/PORT

0 100

20

18

360.00

SF

15.00

15.00

100

2019

2019

3

82

4,428

2

0351

CARPORT MT

0 100

20

12

240.00

SF

10.00

10.00

100

2019

2019

3

82

1,968

LAND DESCRIPTION

TOTAL OB/XF6,396

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

RES

100

OR

0.00

0.00

1.50

AC

1.00

1.00

1.00

45,000.00

45,000.00

67,500

REVIEW DATE

04/30/2024

BY

KBA

Total Acres:

1.50

Total Land Value:

67,500

Market:

0

Agricultural:

0

Common:

67,500

PRINTED 07/30/2025 BY SYS

MARKET ADJUSTMENTS

AYB

EYB

ECON

FNCT

NORM

% COND

0800

02

1,498

126.9400

107.90

161,634

2016

2016

0

0

20.00

80.00

1 M/H 94+ - 100% - 2018

Heated Area: 1456

HX Base Yr 2018

26

56

26

30

10

14

10

BAS

2016

FOP

2016

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/21/2025

MLU

VALUATION BY

Tax Group: 6

Tax Dist:

STANDARD

BUILDING MARKET VALUE

129,307

TOTAL MARKET OB/XF VALUE

6,396

TOTAL LAND VALUE - MARKET

67,500

TOTAL MARKET VALUE

203,203

SOH/AGL Deduction

80,417

ASSESSED VALUE

122,786

TOTAL EXEMPTION VALUE

HX HB50,722

BASE TAXABLE VALUE

72,064

TOTAL JUST VALUE

203,203

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

180,426

PERMIT NUM

DESCRIPTION

AMT

ISSUED

19006270

XFOB

23,390

08/01/2019

17005923

CARPORT

12,582

10/01/2017

MH165704

C0 ISSUED

0

02/08/2016

MH165704

MH MOVE-ON

0

01/01/2016

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QUANTITY

VOLUME

RSN CD

SALE PRICE

1849/0376

4/01/2013

QC

U

V

11

100

GRANTOR: WRYE DORETHA

GRANTEE: MCNEIL CYNTHIA

1849/0373

3/29/2013

QC

U

V

11

100

GRANTOR: TRIBETT OLETHA C

GRANTEE: WRYE DORETHA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2016] W56 S26 E26 FOP=[YR=2016] S10 E14 N10 W14\$ E30 N26\$.