

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC		5005.00
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,388	100
FGR	618	55
FOP	114	30
FUS	1,720	100
USP	300	30
TOTALS	4,140	

MARKET ADJUSTMENTS															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND				
0100	01	3,572	97.2000	97.20	347,198	2007	2007	0	0	0	8.50	91.50			
1 SINGLE FAM - 100% - 2025 Heated Area: 3108 HX Base Yr															
BLD DATE	09/26/2007				JM	LGL DATE									
XF DATE						LAND DATE									
INC DATE						AG DATE									

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VALUATION SUMMARY				
VALUATION BY				STANDARD
Tax Group: 4	Tax Dist:			
BUILDING MARKET VALUE				317,686
TOTAL MARKET OB/XF VALUE				4,461
TOTAL LAND VALUE - MARKET				55,000
TOTAL MARKET VALUE				377,147
SOH/AGL Deduction				0
ASSESSED VALUE				377,147
TOTAL EXEMPTION VALUE	13			377,147
BASE TAXABLE VALUE				0
TOTAL JUST VALUE				377,147
NCON VALUE				0
INCOME VALUE				
PREVIOUS YEAR MKT VALUE				367,911

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19003575	REPAIR/RRF	23,006	05/01/2019
B1632903	XFOB	6,696	08/01/2016
E17942	ELEC OTHER	1,500	08/01/2006
M11924	MECH OTHER	0	08/01/2006
P11389	OTHER	0	08/01/2006
C18182	CO ISSUED	0	07/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1476/0788	2/02/2007	WD Q	Q	I		281,200
GRANTOR: KB HOME JACKSONVILLE						
GRANTEE: COBB AARON L SR & V						
1416/1057	6/01/2006	WD U	V	19		583,700
GRANTOR: TIMBER CREEK LLC						
GRANTEE: KB HOME JACKSONVILL						

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			5.20	100	2007	2007	3	87	4,461	

BUILDING NOTES														
<p>BAS=[YR=2007] W10 USP=[YR=2017] N10 W30 S10 E30\$ W30 S42 FOP=[YR=2007] S6 E19 FGR=[YR=2007] E31 N20 W29 S1 W2 S19\$ N6 W19\$ E19 N13 E2 N1 E19 N28\$ PTR=E15 FUS=[YR=2007] E40 S43 W40 N43\$ W15\$.</p>														

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	DPHT 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	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							