



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	20	FACE BRICK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	13	LVT/LAMMT 60			
Interior Floo	11	CLAY TILE 40			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2.5 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Occupancy	00	NONE 100			
Quality	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	08		
NEIGHBORHOOD/LOC	8026.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,506	100	2000	2,506	295,924
BAS	192	100	2022	192	22,672
FGR	879	55	2000	483	57,036
FOP	96	30	2000	29	3,425
SFB	143	80	2022	114	13,462
UOP	456	20	2022	91	10,746
TOTALS	4,272			3,415	403,265

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,415	104.3280	137.71	470,280	2000	2005	0	0	0	14.25	85.75

1 SNGL FAM - 100% - 2023

Heated Area: 2812

HX Base Yr 2023

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/31/2025

MLU

REED DALE ALLEN & VALERIE LYNN
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12-2N-25-2350-0012-0000

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