

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	11	CLAY TILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	04	Quality Level 04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4043.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,980	100	2006
FGR	526	55	2006
FOP	53	30	2006
FOP	166	30	2006
TOTALS	2,725		
		2,335	336,871

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,335	116.8944	154.30	360,290	2006	2011	0	0	6.50	93.50
1 SNGL FAM - 0% - 2023										Heated Area: 1980	HX Base Yr

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VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD
BUILDING MARKET VALUE	336,871		
TOTAL MARKET OB/XF VALUE	3,788		
TOTAL LAND VALUE - MARKET	127,500		
TOTAL MARKET VALUE	468,159		
SOH/AGL Deduction	0		
ASSESSED VALUE	468,159		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	468,159		
TOTAL JUST VALUE	468,159		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	452,051		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20009153	REPAIR/RRF	17,000	10/23/2020
E17056	ELEC OTHER	1,950	04/01/2006
M11310	MECH OTHER	0	03/01/2006
P10693	OTHER	0	02/01/2006
C16570	CO ISSUED	270,000	11/01/2005
B16570	NEW CONSTR	270,000	11/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2096/0811	10/06/2022	WD Q	Q	I	02	450,000
GRANTOR: KOVACS ELEK FRANK IV						
GRANTEE: POSTIGLIONE JOHN &						
2462/1065	5/18/2021	WD Q	Q	I	01	348,000
GRANTOR: MARTHALER MICHAEL & L						
GRANTEE: KOVACS ELEK FRANK I						

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	0	0	847.00	SF	5.20	5.20	100	2006	2006	3	86	3,788	

BLD DATE		03/29/2023	NW	LGL DATE	
XF DATE				LAND DATE	
INC DATE				AG DATE	

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2006] W46 FGR=[YR=2006] W22 S5 W2 S12 E2 S5 E25 N2 E1 N3 W4 N17\$ S17 E4 S3 W1 S11 FOP=[YR=2006] W4 S8 E7 N7 W3 N1\$ S1 E3 S7 W9 S3 W2 S9 E2 S3 E35 U3 R3 N8 FOP=[YR=2006] E5 N23 L2 D2 W6 S18 D3 R3 \$ L3 U3 N18 E6 U2 R2 N8 E6 N12\$.	

LAND DESCRIPTION		TOTAL OB/XF															3,788							
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	000135	C	RES NATURAL	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	127,500.00	127,500.00	127,500							