



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	20	FACE BRICK 80			
Exterior Wall	05	AVERAGE 20			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	04	PLYWOOD 50			
Interior Wall	05	DRYWALL 50			
Interior Floor	14	CARPET 70			
Interior Floor	08	SHT VINYL 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
BUD8 Adjustme	03	DIST HI 100			
Occupancy	00	NONE 100			
Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		06	
NEIGHBORHOOD/LOC	6001.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,118	100	1993	2,118	165,528
FGR	483	55	1993	266	20,789
FOP	150	30	1993	45	3,517
FSP	264	40	1993	106	8,285
USP	216	30	2004	65	5,080
UST	70	45	1993	32	2,501
TOTALS	3,301			2,632	205,698

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,632	108.2592	108.26	284,940	1980	1980	0	0	27.81	72.19
1 SINGLE FAM - 100% - 2006						Heated Area: 2118			HX Base Yr 2006		
3782 AZALEA DR, HILLIARD											
				BLD DATE						LGL DATE	
				XF DATE						LAND DATE	
								AG DATE			
								05/12/2025		MLU	

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100
2	0810	CONCRETE A	0	100	20	20	400.00	SF	6.50	6.50	100
3	0810	CONCRETE A	0	100	20	20	400.00	SF	6.50	6.50	100
4	0752	USP	0	100	30	20	600.00	SF	15.00	15.00	100
5	0940	SHEDS/PORT	0	100	20	10	200.00	SF	30.00	30.00	100
6	0350	CARPORT WD	0	100	40	16	640.00	SF	9.75	9.75	100
7	0350	CARPORT WD	0	100	40	16	640.00	SF	9.75	9.75	100
8	0812	CONCRETE C	0	100	0	0	1,760.00	SF	3.00	3.00	100
TOTAL OB/XF 18,449											

LAND DESCRIPTION										TOTAL OB/XF										18,449									
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	000100	C	RES	100	0007	R-2	0.00	0.00	4.51	AC		1.00	1.00	1.00	30,000.00	30,000.00	135,300												