



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 90			
Exterior Wall	21	STONE 10			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LVT/LAMNT 60			
Interior Floor	14	CARPET 40			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality		03	Quality Level 03		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		09
NEIGHBORHOOD/LOC		9016.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,238	100	2024	3,238	427,170
FGR	714	55	2024	393	51,846
FOP	102	30	2024	31	4,090
FOP	244	30	2024	73	9,630

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,735	99.9900	131.99	492,983	2023	2023	0	0	0.05	99.95
1 SNGL FAM - 100% - 2024				Heated Area: 3238				HX Base Yr			
The floor plan diagram illustrates a building layout with three distinct areas labeled in blue: BAS 2024, FOP 2024, and FGR 2024. The layout is defined by a series of connected line segments with numerical dimensions. The overall shape is irregular, with several internal partitions. The BAS 2024 area is the largest, occupying the left and central portions. The FOP 2024 area is a smaller, roughly rectangular section located in the upper right. The FGR 2024 area is another section located in the lower right. The dimensions for the various segments are as follows: Top horizontal segments: 36, 14, 22, 23, 12, 11. Vertical segments: 15, 16, 17, 7, 6, 18, 3, 10, 3, 12, 19, 12, 30, 22, 8, 13, 8, 19, 32. Internal horizontal segments: 8, 13, 6, 12. Internal vertical segments: 10, 19, 8, 13, 19, 30, 22, 8, 13, 8, 19, 32. The total area is 3238 square feet.											