



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	11	CLAY TILE 70			
Interior Floo	14	CARPET 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		3 100			
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			04
NEIGHBORHOOD/LOC	4042.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF-BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,007	100	2019	3,007	614,716
FGR	844	55	2019	464	94,855
FOP	86	30	2019	26	5,315
FSP	677	40	2019	271	55,400
TOTALS	4,614			3,768	770,286

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	3,768	132.7023	209.67	790,037	2019	2019	0	0	2.50	97.50

1 SFR CUST - 100% - 2020

Heated Area: 3007

HX Base Yr 2020

The floor plan diagram illustrates a building layout with four distinct areas labeled in blue: BAS 2019, FGR 2019, FOP 2019, and FSP 2019. The layout is defined by a series of connected line segments with numerical dimensions. The overall shape is roughly rectangular with several internal partitions and setbacks. The dimensions are as follows: Top edge: 61; Right edge: 46; Bottom edge: 24; Left edge: 49. Internal dimensions and offsets include: 10, 9, 4.2, 7, 4.2, 12, 6, 24, 4.2, 10, 4.2, 7, 4.2, 49, 46, 12, 3, 18, 13, 3, 12, 10, 10, 8, 4, 7, 3, 18, 10, 6, 8, 33, 37, 24.

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2025

MLU