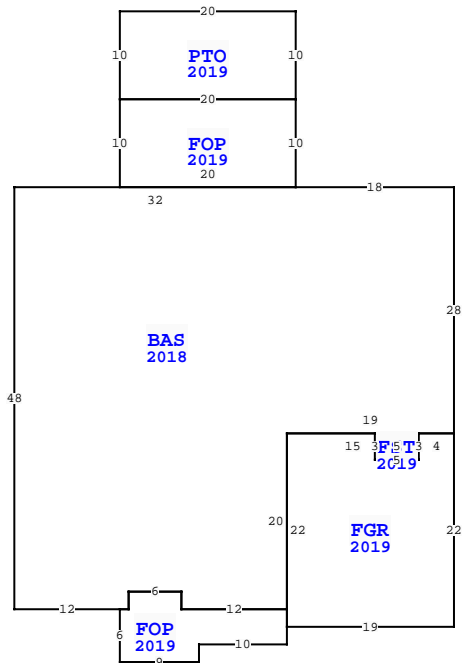




ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31	HARDIE BRD	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	13	LVT/LAMMT	80		
Interior Floo	11	CLAY TILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Units		0	100		
Occupancy	00	NONE	100		
Quality	06	Quality Level 06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	04		
NEIGHBORHOOD/LOC	4035.0100				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,008	100	2018	2,008	246,610
FGR	418	55	2019	230	28,248
FOP	106	30	2019	32	3,930
FOP	200	30	2019	60	7,369
FST	15	55	2019	8	983
PTO	200	5	2019	10	1,228
TOTALS	2,947			2,348	288,366

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	- 100%	- 2020		Heated Area: 2008					HX Base Yr 2020	



VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE		288,366
TOTAL MARKET OB/XF VALUE		13,306
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		386,672
SOH/AGL Deduction		177,477
ASSESSED VALUE		209,195
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		158,473
TOTAL JUST VALUE		386,672
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		364,021

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1900452	CO ISSUED	0	05/03/2019
B1900452	NEW CONSTR	270,679	01/01/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2276/0679	5/21/2019	WD Q	Q	I	02	280,400

GRANTOR: SEDA CONSTRUCTION COM  
GRANTEE: SIMMONS DOROTHY & T

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/25/2025	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2018] W18 FOP=[YR=2019] N10 PTO=[YR=2019] N10 W20 S10 E20\$ W20 S10 E20\$ W32 S48 E12 FOP=[YR=2019] S6 E9 N2 E10 N2 FGR=[YR=2019] E19 N22 W4 FST=[YR=2019] S3 W5 N3 E5\$ W15 S22\$ N2 W12 N2 W6 S2 W1\$ E1 N2 E6 S2 E12 N20 E19 N28\$.	

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	0855	CONC PAVER	0	100	20	3		10.00	10.00	100	2019	2019	3	97	582	
2	0810	CONCRETE A	0	100	0	0		6.50	6.50	100	2019	2019	3	97	2,900	
3	0462	ST/AL FNC	0	100	258	0		10.00	10.00	100	2019	2019	3	87	8,978	
4	0463	FENCE GATE	0	100	0	0		300.00	300.00	100	2019	2019	3	94	846	
TOTAL OB/XF 13,306																

LAND DESCRIPTION																								
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	000134	C	RES POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							