



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LVT/LAMMT 60			
Interior Floor	14	CARPET 40			
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	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			02
NEIGHBORHOOD/LOC		2013.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,565	100	2006	1,565	225,889
FGR	432	55	2006	238	34,353
FOP	226	30	2006	68	9,815
FST	63	55	2006	35	5,052
USP	352	30	2016	106	15,300
TOTALS	2,638			2,012	290,408

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,012	114.4248	159.05	320,009	2006	2006	0	0	9.25	90.75
1 SNGL FAM		100% - 2021		Heated Area: 1565				HX Base Yr 2021			
The site map illustrates a property layout with several distinct areas labeled in blue text: USP 2016, BAS 2006, FGR 2006, FOP 2006, and FST 2016. The boundaries are marked with numerical dimensions. The overall shape is irregular, with a large triangular section at the top right and a more complex, stepped section at the bottom right. The map is oriented with a north arrow pointing towards the top left.											