

RM1 SFR PROPCO B LP
1850 PARKWAY PLACE SUITE 900
MARIETTA, GA 30067

12-2N-26-1601-0006-0000

BUILDING CHARACTERISTICS

ELEMENT

CD

CONSTRUCTION

Exterior Wall

10

ABOVE AVG 100

Roof Structur

08

IRREGULAR 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

2 100

Frame

02

WOOD FRAME 100

Stories

1. 1. 100

Units

0 100

Occupancy

00

NONE 100

Quality

05

Quality Level 05

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

05

NEIGHBORHOOD/LOC

5013.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,061

100

2014

2,061

261,738

FGR

480

55

2014

264

33,527

FOP

21

30

2014

6

762

FOP

120

30

2014

36

4,571

TOTALS

2,682

2,367

300,600

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

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 0.00

Total Land Value: 65,000

Market: 0

Agricultural: 0

Common: 65,000

PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0100

01

2,367

127.3118

133.68

316,421

2014

2014

0

0

0

5.00

95.00

1 SINGLE FAM

0%

- 2023

Heated Area: 2061

HX Base Yr

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/09/2026

MLU

TOTAL OB/XF

0

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2556/0854

4/18/2022

WD Q

I

01

429,500

GRANTOR: HENDERSON JEREMY P &

GRANTEE: RM1 SFR PROPCO B LP

2228/0289

9/28/2018

WD Q

I

01

250,000

GRANTOR: MCKINNEY JAMES M II &

GRANTEE: HENDERSON JEREMY P

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2014] W12 FOP=[YR=2014] N10 W12 S10 E12\$ W38 S29
FGR=[YR=2014] S24 E20 N24 W20\$ E20 S20 E11 FOP=[YR=2014] S1
E6 N4 W5 S3 W1\$ E1 N3 E5 S5 E13 N51\$.

VALUATION SUMMARY

VALUATION BY

Tax Group: 4

Tax Dist:

STANDARD

BUILDING MARKET VALUE

300,600

TOTAL MARKET OB/XF VALUE

0

TOTAL LAND VALUE - MARKET

65,000

TOTAL MARKET VALUE

365,600

SOH/AGL Deduction

0

ASSESSED VALUE

365,600

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

365,600

TOTAL JUST VALUE

365,600

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

346,178

Diagram Labels

FOP 2014

BAS 2014

FGR 2014

FOP 2014