



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	11	CLAY TILE 60			
Interior Floor	12	HARDWOOD 40			
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			
Quality	02	Quality Level 02			
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	3,029	100	2017	3,029	634,811
FGR	854	55	2017	470	98,502
FOP	38	30	2017	11	2,305
FOP	677	30	2017	203	42,544
TOTALS	4,598			3,713	778,162

MARKET ADJUSTMENTS										
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	% COND
0500	11	3,713	131.5116	218.31	810,585	2017	2017	0	0	96.00
1 SFR CUST 100% - 2023										
Heated Area: 3029										
HX Base Yr 2023										
The floor plan diagram shows a complex building layout with several labeled areas and dimensions. The areas are: FOP 2017 (top left), BAS 2017 (center), FOP 2017 (bottom left), and FGR 2017 (bottom right). Dimensions are provided for various segments of the perimeter and internal divisions. The overall shape is irregular, with a large central rectangular area (BAS 2017) and several smaller, more complex shapes (FOP 2017 and FGR 2017) attached to the sides and bottom.										
BLD DATE							LGL DATE			
XF DATE							LAND DATE		05/08/2025 MLU	