



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/LAMNT 100			
Interior Ceiling	NEW	N/A 0			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2.5 100			
Frame	02	WOOD FRAME 100			
Stories	2.	2. 100			
Units		0 100			
Quality	06	Quality Level 06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		04	
NEIGHBORHOOD/LOC	4086.04				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	618	100	2025	618	85,815
FGR	262	55	2025	144	19,996
FOP	25	30	2025	8	1,111
FOP	40	30	2025	12	1,666
FUS	872	100	2025	872	121,086
TOTALS	1,817			1,654	229,674

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0320	01	1,654	132.2500	138.86	229,674	2025	2025	0	0	0.00	100.00
1 TOWNHOUSE 0% - 2026											
Heated Area: 1490											
HX Base Yr											
5 5 14 14 2 2 5 5 22 22 14 14 21 21 8 8 2 2 10 10 4 4 12 12 4 4 10 10 36 36 39 39 22 22 40 40 BAS 2025 FGR 2025 FOP 2025 FUS 2025											