

ELEMENT		CD	CONSTRUCTION		
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	08	WD ON	PLY	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	12	MODULAR	MT	100	
Interior Wall	05	DRYWALL		100	
Interior Floo	08	SHT	VINYL	50	
Interior Floo	14	CARPET		50	
Heating Type	04	AIR	DUCTED	100	
Air Condition	02	WINDOW		100	
Bedrooms				3 100	
Bathrooms				2 100	
Stories	1.			1. 100	
Class	00	N/A		100	
Units				0 100	
Quality	03	AVERAGE			
DOR CODE	0200	MOBILE HOME			
MAP NUM	1	MKT AREA		12	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100	2001	1,296	18,960
UOP	120	25	2010	30	439
TOTALS	1,416			1,326	19,399

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	MOBILE HOM	100% - 2017		73.15	96,997	1994	1994	0	0	40	49.00	20.00
			Heated Area: 1296				HX Base Yr 2017					
BLD DATE 02/07/2018 RTJT LGL DATE 02/07/2018 RTJT XF DATE INC DATE LAND DATE AG DATE												

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VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	19,399					
TOTAL MARKET OB/XF VALUE	0					
TOTAL LAND VALUE - MARKET	37,500					
TOTAL MARKET VALUE	56,899					
SOH/AGL Deduction	17,647					
ASSESSED VALUE	39,252					
TOTAL EXEMPTION VALUE	25,000			HX HB		
BASE TAXABLE VALUE	14,252					
TOTAL JUST VALUE	56,899					
NCON VALUE	0					
INCOME VALUE						
PREVIOUS YEAR MKT VALUE	52,631					
FR 5YR CK, PU XFOBS 6/2/23						
5 YR PRCL CK, N/C						
COC R170114- ADD HX OMITTED IN ERROR						
HX FOR 2016 PER ABOVE NOTES 6/18/15						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
027601	MECH	0	03/23/2001			
027582	DWMH	0	03/19/2001			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0994/0837	3/18/2016	WD Q	Q	I	01	42,000
GRANTOR: DUDASH GEORGE L						
GRANTEE: BLANKENSHIP TERESA						
0697/0034	2/09/2007	WD Q	Q	I	03	99,000
GRANTOR: EVANS RONNIE C & ANGE						
GRANTEE: DUDASH GEORGE L						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2001] W10 UOP=[YR=2010] N10 W12 S10 E12\$ W38 S27 E48 N27\$.						

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	0635	PORT MTL U	0	100	10	20			0.00	100	2024	2007	AV	30	0	
2	0635	PORT MTL U	0	100	10	14			0.00	100	2024	2018	AV	80	0	

LAND DESCRIPTION													TOTAL OB/XF												
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	000201	C	MH	100			0.00	0.00	5.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	37,500								