

ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL PLANK	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms			3	100	
Bathrooms			2	100	
Story Height			0	100	
Stories	1.		1.	100	
Units			0	100	
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA		10	
NEIGHBORHOOD/LOC	8.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,260	100	2004	1,260	142,539
FOP	120	30	2004	36	4,072
PTO	96	5	2007	5	566
TOTALS	1,476			1,301	147,177

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2022		169,169	2004	2010	0	0	13.00	87.00
Heated Area: 1260 HX Base Yr 2022											

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		147,177
TOTAL MARKET OB/XF VALUE		4,793
TOTAL LAND VALUE - MARKET		14,000
TOTAL MARKET VALUE		165,970
SOH/AGL Deduction		33,384
ASSESSED VALUE		132,586
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		82,586
TOTAL JUST VALUE		165,970
NCON VALUE		3,466
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		140,468

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000062	HVAC C/O	0	09/20/2017
20071276	REPAIR DAMAGE-SFD	0	09/21/2007
31065	CONST SFR	0	12/02/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0123/0776	10/25/2021	WD	Q	I	01	166,400
GRANTOR: PANZARINO MICHAEL & M						
GRANTEE: REATHERFORD JUSTIN						
0867/0170	10/31/2011	WD	U	I	12	72,500
GRANTOR: THE BANK OF NEW YORK						
GRANTEE: PANZARINO MICHAEL						

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	0210	CONCRETE D	0	100	30	11	330.00	SF	6.00	6.00	100	2004	2004	3	23	455	
2	0211	CONCRETE W	0	100	0	0	123.00	SF	6.00	6.00	100	2004	2004	3	23	170	
3	0955	PRIVACY FE	0	100	0	0	144.00	LF	15.00	15.00	100	2004	2004	3	10	216	
4	0700	PORT BLDG	0	100	8	10	80.00	SF	8.00	8.00	100	2011	2011	3	76	486	
6	0210	CONCRETE D	0	100	44	11	484.00	SF	6.00	6.00	100	2024	2020	AV	89	2,585	
7	0210	CONCRETE D	0	100	15	11	165.00	SF	6.00	6.00	100	2024	2020	AV	89	881	
TOTALS																	

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	000100	C	SFR	100			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	000000	C	VAC RES	100			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							