

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Foundation	01	WOOD FRAME	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	30	VINYL	100		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	02	WALL BD/WD	100		
Interior Floor	12	HARDWOOD	100		
Heating Type	02	CONVECTION	100		
Air Condition	02	WINDOW	100		
Bedrooms		3	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA	09		
NEIGHBORHOOD/LOC	000		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100	1993	720	45,708
BAS	126	100	2006	126	7,999
FGR	288	50	1993	144	9,141
FOP	18	30	1993	5	317
FSP	128	55	1993	70	4,444
TOTALS	1,280			1,065	67,611

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,065	81.4980	77.42	82,452	1955	2005	0	0	0	18.00	82.00
1 SINGLE FAM 0% - 0 Heated Area: 846 HX Base Yr												

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VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				67,611		
TOTAL MARKET OB/XF VALUE				720		
TOTAL LAND VALUE - MARKET				18,300		
TOTAL MARKET VALUE				86,631		
SOH/AGL Deduction				0		
ASSESSED VALUE				86,631		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				86,631		
TOTAL JUST VALUE				86,631		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				92,109		
5 YR PRCL CH CORRECT EXW PU FSP						
5 YR CHK, DEL XFOB LNL, CORR TRAV						
5 YR PRCL CH, N/C						
PRCL:0:1: EYB TO REFLECT CONDITION 1/1/14 SEE SALE						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
20061112	UPGDE ELEC/VOID	0	07/06/2006			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0913/0196	6/13/2013	WD	Q	I	01	62,500
GRANTOR: LIPFORD NORMAN						
GRANTEE: WOODWARD EDWARD TAY						
0834/0555	9/09/2010	WD	Q	I	01	48,000
GRANTOR: LASETER WILLODINE						
GRANTEE: LIPFORD NORMAN						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993;ORIG=0,0] W4 W26 S24 E12 E18 N4 N20 \$						
FGR=[YR=1993;ORIG=-30,0] W12 S24 E12 N24 \$						
FSP=[YR=1993;ORIG=0,20] E8 N16 W8 S16 \$						
BAS=[YR=2006;ORIG=-4,0] N7 W18 S7 E18 \$						
FOP=[YR=1993;ORIG=-18,24] S3 E6 N3 W6 \$						

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	0955	PRIVACY FE	0	0	0	120.00	LF	15.00	15.00	100	2007	2007	3	40	720	

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	0			0.00	0.00	2.44	AC		1.00	1.00	1.00	7,500.00	7,500.00	18,300								