

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	03	CONCR STEM	100
Frame	03	MASONRY	100
Exterior Wall	19	COMMON BRK	80
Exterior Wall	05	HARDIE BRD	20
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	09	PINE WOOD	30
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2.5	100
Story Height		0	100
Stories	2.	2.	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	5	MKT AREA	02
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,360	100	2008
FAT	294	20	2008
FEP	150	80	2008
FGR	452	50	2008
FOP	360	30	2008
FSP	290	55	2008
FST	168	55	2008
FUS	811	100	2008
TOTALS	3,885		

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%	- 2009		332,619	2008	2008	0	0	15.00	85.00
Heated Area: 2291 HX Base Yr 2009											

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VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				282,726		
TOTAL MARKET OB/XF VALUE				5,389		
TOTAL LAND VALUE - MARKET				28,350		
TOTAL MARKET VALUE				316,465		
SOH/AGL Deduction				119,184		
ASSESSED VALUE				197,281		
TOTAL EXEMPTION VALUE				HX HB WX 55,000		
BASE TAXABLE VALUE				142,281		
TOTAL JUST VALUE				316,465		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				302,987		
5YR CK MM DEMO XFOB 0635 0605 PU XFOB 0600						
5 YR PRCL CK, PU XFOB LN 9						
5 YR PRCL CH, CORR TRAV, PU XFOB LN 4-8						
REINSTATED HX FOR 2013 REMOVED IN ERROR						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB21-000590	HVAC CHANGE OUT		11/17/2021			
2014785	CARPOT	0	09/19/2014			
25776	SFD-CO	0	12/19/2008			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0887/0276	8/20/2012	OR	U	I	18	30,000
GRANTOR: ESTATE OF BRADHAM F C						
GRANTEE: CARRAWAY SHARON						
0340/0166	12/04/1998	WD	Q	V		30,000
GRANTOR: CARRAWAY BRADHAM F						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
FST=[YR=2008] W21 S8 E21 FGR=[YR=2008] W21 S4 E2 S5 W2 S13 FOP=[YR=2008] W45 S8 E45 N8\$ BAS=[YR=2008] N13 E2 N5 W2 N12 W45 FEP=[YR=2008] E15 N10 FSP=[YR=2008] S10 E29 N10 W29\$ W15 S10\$ S30 E45\$ E21 N22\$ N8\$ PTR= N26 FAT=[YR=2008] N14 W21 S14 FUS=[YR=2008] N14 W8 N7 W4 S7 W5 N7 W11 S7 W5 N7 W4 S7 W8 S14 E8 S6 E4 N6 E21 S6 E4 N6 E8\$ E21\$ S26\$.						

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	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	2008	2008	3	70	910	
2	0700	PORT BLDG	0	100	20	240.00	SF	8.00	8.00	100	2000	2000	3	57	1,094	
3	0605	PORT VINYL	0	100	6	36.00	SF	0.00	0.00	100	2013	2013	3	57	0	
4	0055	PORTABLE C	0	100	20	360.00	SF	3.00	3.00	100	2014	2014	3	62	670	
5	0055	PORTABLE C	0	100	30	540.00	SF	3.00	3.00	100	2014	2014	3	62	1,004	
6	0055	PORTABLE C	0	100	20	360.00	SF	3.00	3.00	100	2014	2014	3	62	670	
7	0956	PRIVACY FE	0	100	0	42.00	LF	19.00	19.00	100	2016	2016	3	72	575	
8	0600	GRN HSE FA	0	100	12	120.00	SF	4.00	4.00	100	2022	2022	3	97	466	

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	000132	C	SFR RIVER	100			0.00	0.00	1.89	AC		1.00	1.00	1.00	15,000.00	15,000.00	28,350							