

ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AVB	EVB	ECON	PRCT	NORM	% COND
Exterior Wall	19	COMMON BRK	0100	01	2,266	111.7710	117.36	265,938	1979	1979	0	0	0	35.00
Roof Structure	03	GABLE/HIP	0100	01	1,584	120.834	117.36	265,938	1979	1979	0	0	0	35.00
Interior Wall	05	DRYWALL	0100	01	1,200	1,200.00	117.36	265,938	1979	1979	0	0	0	35.00
Interior Floor	14	CARPET	0100	01	1,200	1,200.00	117.36	265,938	1979	1979	0	0	0	35.00
Interior Floor	08	SRT VINYL	0100	01	1,200	1,200.00	117.36	265,938	1979	1979	0	0	0	35.00
Air Condition	03	CENTRAL	0100	01	1,200	1,200.00	117.36	265,938	1979	1979	0	0	0	35.00
Heating Type	04	AIR DUCTED	0100	01	1,200	1,200.00	117.36	265,938	1979	1979	0	0	0	35.00
Bedrooms	3	100												
Bathrooms	2	100												
Frames	01	NONE	100											
Stories	1	1,100												
Architectural	05	CONV	100											
Units	0	100												
Condition Adj	03	03	100											
Kitchen Adj	01	01	100											

VALUATION BY	Tax Group	STANDARD
BUILDING MARKET VALUE	2	172,860
TOTAL MARKET OBXF VALUE		2,550
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		193,910
SOHAGL Deduction		0
ASSESSED VALUE		193,910
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		193,910
TOTAL JUST VALUE		193,910
NCGN VALUE		0
INCOME VALUE		193,910
PREVIOUS YEAR MKT VALUE		0

PERMIT NUM	DESCRIPTION	AMT	ISSUED

OFF RECORD	DATE	TYPE	Q / V	RSN	SALE PRICE	
1465/1721	4/29/2022	WD	U	I	37	110,000
GRANTOR: FERGUSON SANDRA						
GRANTEE: HERRON ASHTON HAYES						
1297/1183	6/25/2015	WD	U	I	30	100
GRANTOR: DONALD G FERGUSON						
GRANTEE: DONALD G & SANDRA F						

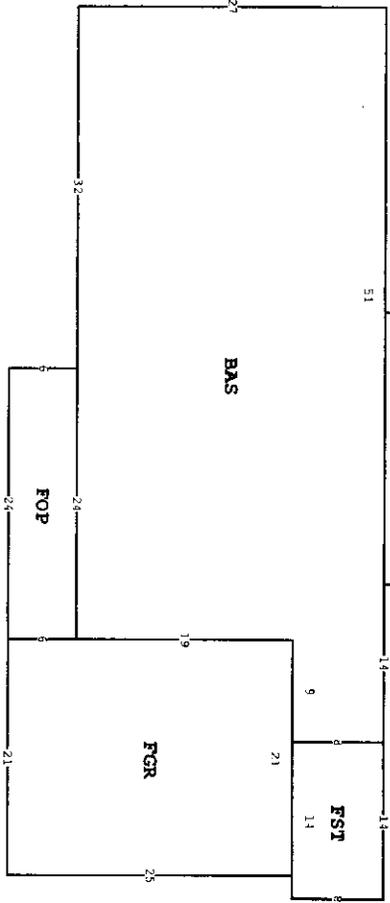
BLDG DIMENSIONS	REMARKS
BAS - W 4 BAC - N 12 W 24 S 12 E 24 S W 1 S 21 S 32 FOR -	50 524
NEM 48 E 24 FOR - 56 E 21 N 25 W 21 S 19 S N 19 E 9 FOR -	814 NR W 14
S 89 NES.	

SALES DATA	DATE	TYPE	Q / V	RSN	SALE PRICE	
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GRANTOR: FERGUSON SANDRA						
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BAS - W 4 BAC - N 12 W 24 S 12 E 24 S W 1 S 21 S 32 FOR -	50 524
NEM 48 E 24 FOR - 56 E 21 N 25 W 21 S 19 S N 19 E 9 FOR -	814 NR W 14
S 89 NES.	

AREA TYPE	TOTAL GROSS AREA	PCT OF	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	288	100	288	21,970
BAS	1,584	100	1,584	120,834
FOR	525	55	289	22,046
FOR	144	30	43	3,280
FST	112	55	62	4,729

NEIGHBORHOOD	LOC	9417.0100	1.00/	06
MAP NUM				
DOOR CODE				
QUANTITY				
MAP CODE				
DOOR CODE				
MAP NUM				
NEIGHBORHOOD				



TOTALS	2,653	2,266	172,860	120 SE CHEYENNE CT, LAKE CITY	BLDG DATE	04/21/2023	LOC DATE	04/21/2023	MDU
EXTRA FEATURES									

L	Q/RF	N	CODE	CONC	PAVMT	BLDG CAP	L	W	UNITS	UT	ADJR	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OBXF MKT VALUE	NOTES
1	0166			CONC	PAVMT	0	0	0	1.00	UT	0.00	0.00	100	1979	1979	3	100	500	
2	0190			FENC	PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	1979	1979	3	100	1,200	
3	0169			FENC	WOOD	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0258			PATIO		0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	250	
5	0294			SHED	WOOD	0	0	10	1.00	UT	600.00	600.00	50	2017	2017	3	50	300	

LAND DESCRIPTION	2,550
TOTAL OBXF	2,550

L	USE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LAND UTS	UNIT TYPE	D	FRONT	DEPTH	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS	YEAR	DENSITY	DECL	FRZ	YR	CONVR
1	0100	C	SFR	0	0	0	A-1	0.00	0.00	1.00	1T	1.00	1.00	1.00	18,										