

Residence Valuation

Improvement: 1

Stat Class	Year Built	Effective Year	Appraisal Date	Appraiser Id	Complete %	Phys	Func	Econ	Overall	LCM %	LMA %
130	1930	1988	08/13/2013	cmccleary	1.000000	80240	00000	00000	0.802400	1.100000	1.300000

Base Cost Value:	\$42,788
Inventory Adjustment Total:	\$6,507
Adjusted Base Cost:	\$70,491
DRC:	\$56,562
Adjudicated Value:	

Improvement Components

Category	Description	Quantity	Area	Unit Cost	Adj. Cost
Ext Wall Material	Shingle	0	0		0
Exterior Wall	Double	0	0		0
Foundation	Concrete	0	0		0
Heat & Cool Fuel	Gas	0	0		0
Heating & Cooling	Floor/Wall Furnace	0	522	3	1,764
Heating Accessory	Fireplace/Gas/Direct Vent	1	0	2,040	2,040
Interior - Cabinetry	Soft Wood	0	0		0
Interior - Ceiling	Standard	0	0		0
Interior - Electric	110 Volt	0	0		0
Interior - Floor	Wood Subfloor	0	522	0	0
Interior - Wall	Wood	0	0		0
Roof Type	Gable	0	0		0
Roofing Material	Composition Arch	0	522	0	183
Built-in Appliances	Hood Fan	1	0	180	180
Built-in Appliances	Dishwasher	1	0	340	340
Windows	Metal	0	0		0
Windows	Double	0	0		0
Plumbing	Kitchen Sink	1	0	400	400
Plumbing	Water Heater (Std)	1	0	350	350
Plumbing	Bath Tub - Shower	1	0	750	750
Plumbing	Toilet	1	0	250	250
Plumbing	Lavatory	1	0	250	250

Room Grid

Floor Type	Liv	Kit	Din	Fam	Bed	Full Bth	Half Bth	Uty	Oth	Grt	Gar	Area				Base Cost			
												Unfin.	LC	Fin	Total	Unfinished	Low Cost	Finished	Total
First Floor	1	1	0	0	1	1.0	0	0	0	0	0	522	522	0.00	0.00	42,787.56	42,787.56		

Other Improvements
Residence Valuation

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
3 - R	Other Improvements	Cov. Porch Gab.R.	1.10	1.30	1.00	0.80	30	\$1,455	\$0	\$2,081	\$1,670

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Wood Deck Composite	1.00	1.30	1.00	0.80	20	\$560	\$0	\$728	\$584

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Wood Deck Composite	1.00	1.30	1.00	0.80	188	\$5,264	\$0	\$6,843	\$5,491

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Fencing Cedar 6 ft	1.00	1.30	1.00	0.80	20	\$480	\$0	\$624	\$501

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Garden Shed Conv.	1.00	1.30	1.00	0.80	175	\$4,594	\$0	\$5,972	\$4,792

Residence Valuation

Improvement: 2

Stat Class	Year Built	Effective Year	Appraisal Date	Appraiser Id	Complete %	Phys	Func	Econ	Overall	LCM %	LMA %
130	1920	1988	08/13/2013	cmccleary	1.000000	80240	00000	00000	0.802400	1.100000	1.300000

Base Cost Value:	\$42,788
Inventory Adjustment Total:	\$6,507
Adjusted Base Cost:	\$70,491
DRC:	\$56,562
Adjudicated Value:	

Improvement Components

Category	Description	Quantity	Area	Unit Cost	Adj. Cost
Ext Wall Material	Shingle	0	0		0
Exterior Wall	Double	0	0		0
Foundation	Concrete	0	0		0
Heat & Cool Fuel	Gas	0	0		0
Heating & Cooling	Floor/Wall Furnace	0	522	3	1,764
Heating Accessory	Fireplace/Gas/Direct Vent	1	0	2,040	2,040
Interior - Cabinetry	Soft Wood	0	0		0
Interior - Ceiling	Standard	0	0		0
Interior - Electric	110 Volt	0	0		0
Interior - Floor	Wood Subfloor	0	492	0	0
Interior - Wall	Wood	0	0		0
Roof Type	Gable	0	0		0
Roofing Material	Composition Arch	0	522	0	183
Built-in Appliances	Hood Fan	1	0	180	180
Built-in Appliances	Dishwasher	1	0	340	340
Windows	Double	0	0		0
Windows	Metal	0	0		0
Plumbing	Bath Tub - Shower	1	0	750	750
Plumbing	Toilet	1	0	250	250
Plumbing	Water Heater (Std)	1	0	350	350
Plumbing	Lavatory	1	0	250	250
Plumbing	Kitchen Sink	1	0	400	400

Room Grid

Floor Type	Liv	Kit	Din	Fam	Bed	Full Bth	Half Bth	Uty	Oth	Grt	Gar	Area				Base Cost			
												Unfin.	LC	Fin	Total	Unfinished	Low Cost	Finished	Total
First Floor	1	1	0	0	2	1.0	0	0	0	0	0	522	522	0.00	0.00	42,787.56	42,787.56		

**Other Improvements
Residence Valuation**

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Wood Deck Composite	1.00	1.30	1.00	0.80	30	\$840	\$0	\$1,092	\$876

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Wood Deck Composite	1.00	1.30	1.00	0.80	180	\$5,040	\$0	\$6,552	\$5,257

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
3 - R	Other Improvements	Cov. Porch Gab.R.	1.10	1.30	1.00	0.80	30	\$1,455	\$0	\$2,081	\$1,670

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Fencing Cedar 6 ft	1.00	1.30	1.00	0.80	20	\$480	\$0	\$624	\$501

Residence Valuation

Improvement: 3

Stat Class	Year Built	Effective Year	Appraisal Date	Appraiser Id	Complete %	Phys	Func	Econ	Overall	LCM %	LMA %
110	1920	1961	08/13/2013	cmccleary	1.000000	65240	00000	00000	0.652400	1.100000	1.300000

Base Cost Value:	\$22,982
Inventory Adjustment Total:	\$2,306
Adjusted Base Cost:	\$36,161
DRC:	\$23,592
Adjudicated Value:	

Improvement Components

Category	Description	Quantity	Area	Unit Cost	Adj. Cost
Ext Wall Material	Shingle	0	240	0	0
Exterior Wall	Single	0	0		0
Foundation	Concrete	0	0		0
Heat & Cool Fuel	Electricity	0	0		0
Heating & Cooling	Baseboard & Wall or Cable	0	304	3	806
Interior - Cabinetry	Soft Wood	0	0		0
Interior - Ceiling	Standard	0	0		0
Interior - Floor	Wood Subfloor	0	240	0	0
Interior - Wall	Wood	0	0		0
Roof Type	Gable	0	0		0
Roofing Material	Composition	0	240	0	0
Windows	Metal	0	0		0
Plumbing	Toilet	1	0	150	150
Plumbing	Water Heater (Std)	1	0	250	250
Plumbing	Shower Stall - Metal	1	0	650	650
Plumbing	Kitchen Sink	1	0	300	300
Plumbing	Lavatory	1	0	150	150

Room Grid

Floor Type	Liv	Kit	Din	Fam	Bed	Full Bth	Half Bth	Uty	Oth	Grt	Gar	Area				Base Cost			
												Unfin.	LC	Fin	Total	Unfinished	Low Cost	Finished	Total
Attic														56	56	0.00	0.00	5,679.96	5,679.96
First Floor	1	0	0	0	1	1.0	0	0	0	0	0			246	246	0.00	0.00	17,302.12	17,302.12

Residence Valuation

Other Improvements

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
1 - R	Other Improvements	Cov.Porch/Slab/Simp.	1.10	1.30	1.00	0.65	6	\$220	\$0	\$314	\$205

Residence Valuation

Improvement: 4

Stat Class	Year Built	Effective Year	Appraisal Date	Appraiser Id	Complete %	Phys	Func	Econ	Overall	LCM %	LMA %
130	1920	1988	08/13/2013	cmccleary	1.000000	80240	00000	00000	0.802400	1.100000	1.300000

Base Cost Value:	\$41,259
Inventory Adjustment Total:	\$3,470
Adjusted Base Cost:	\$63,962
DRC:	\$51,323
Adjudicated Value:	

Improvement Components

Category	Description	Quantity	Area	Unit Cost	Adj. Cost
Ext Wall Material	Shingle	0	0		0
Exterior Wall	Double	0	0		0
Foundation	Concrete	0	0		0
Heat & Cool Fuel	Electricity	0	0		0
Heating & Cooling	Baseboard & Wall or Cable	0	432	2	950
Interior - Cabinetry	Soft Wood	0	0		0
Interior - Ceiling	Standard	0	0		0
Interior - Electric	110 Volt	0	0		0
Interior - Floor	Wood Subfloor	0	432	0	0
Interior - Wall	Wood	0	0		0
Roof Type	Gable	0	0		0
Roofing Material	Composition	0	432	0	0
Built-in Appliances	Dishwasher	1	0	340	340
Built-in Appliances	Hood Fan	1	0	180	180
Windows	Double	0	0		0
Windows	Vinyl	0	0		0
Plumbing	Lavatory	1	0	250	250
Plumbing	Bath Tub - Shower	1	0	750	750
Plumbing	Water Heater (Std)	1	0	350	350
Plumbing	Toilet	1	0	250	250
Plumbing	Kitchen Sink	1	0	400	400

Room Grid

Floor Type	Liv	Kit	Din	Fam	Bed	Full Bth	Half Bth	Uty	Oth	Gr	Gar	Area				Base Cost			
												Unfin.	LC	Fin	Total	Unfinished	Low Cost	Finished	Total
First Floor	1	1	0	0	1	1.0	0	0	0	0	0			432	432	0.00	0.00	39,189.36	39,189.36

Residence Valuation

Other Improvements

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
3 - R	Other Improvements	Cov. Porch Gab.R.	1.10	1.30	1.00	0.80	70	\$3,395	\$0	\$4,855	\$3,896

Residence Valuation

Improvement: 5

Stat Class	Year Built	Effective Year	Appraisal Date	Appraiser Id	Complete %	Phys	Func	Econ	Overall	LCM %	LMA %
120	2012	2012	08/13/2013	cmccleary	1.000000	93640	00000	00000	0.936400	1.100000	1.300000

Base Cost Value:	\$20,736
Inventory Adjustment Total:	\$3,992
Adjusted Base Cost:	\$35,361
DRC:	\$33,112
Adjudicated Value:	

Improvement Components

Category	Description	Quantity	Area	Unit Cost	Adj. Cost
Built-in Appliances	Hood Fan	1	0	180	180
Ext Wall Material	Shingle	0	0		0
Foundation	Masonry	0	204	0	0
Heating & Cooling	Baseboard & Wall or Cable	0	204	3	551
Heating Accessory	Fireplace/Gas/Direct Vent	1	0	2,040	2,040
Plumbing	Full Bath	1	0	1,150	1,150
Roof Type	Gable	0	0		0
Roofing Material	Composition Arch	0	204	0	71

Room Grid

Floor Type	Liv	Kit	Din	Fam	Bed	Full Bth	Half Bth	Uty	Oth	Grt	Gar	Area				Base Cost			
												Unfin.	LC	Fin	Total	Unfinished	Low Cost	Finished	Total
First Floor	1	1			1	1.0								204	204	0.00	0.00	20,735.56	20,735.56

Other Improvements

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
2 - R	Other Improvements	Cov. Porch Gab.R.	1.10	1.30	1.00	0.94	24	\$1,164	\$0	\$1,665	\$1,559

Residence Valuation

Other Improvements

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Wood Deck Treated	1.00	1.30	1.00	0.94	32	\$544	\$0	\$707	\$662

RMV Summary (Before Index)

Residence by Stat Class	Improvement(s)					Total	Program Type	Land	RMV before index
	Residence	Carport	Garage	Other Improvements	Land Class				
130	\$56,562	\$0	\$0	\$13,037	\$69,599	Residential	HS	\$297,925	
130	\$56,562	\$0	\$0	\$8,304	\$64,866				
110	\$23,592	\$0	\$0	\$205	\$23,797				
130	\$51,323	\$0	\$0	\$3,896	\$55,219				
120	\$33,112	\$0	\$0	\$2,221	\$35,333				
Totals:	\$221,151	\$0	\$0	\$27,662	\$248,814				

Current RMV

Improvement						Land	
Impr ID	From/To	Account ID	Percent	Indexed RMV	Cumulative Index	Indexed RMV	Cumulative Index
54152		5415		\$216,710	3.34	\$465,217	1.62
54153		5415		\$79,501	3.34		
54154		5415		\$184,481	3.34		
535923		5415		\$118,042	3.34		
54151		5415		\$232,524	3.34		
				\$831,258	3.34		

Certified Tax Roll Value

<u>Tax Year</u>	<u>Land RMV</u>	<u>Impr RMV</u>	<u>Total RMV</u>	<u>Land AV</u>	<u>Impr AV</u>	<u>Total AV</u>	<u>Total Tax</u>
2023	\$465,216	\$815,639	\$1,280,855	\$229,767	\$159,703	\$389,470	\$4,575.10
2024	\$483,825	\$831,258	\$1,315,083	\$236,660	\$164,494	\$401,154	\$5,063.60