



PETITION TO THE VALUE ADJUSTMENT BOARD REQUEST FOR HEARING

Section 194.011, Florida Statutes *3841795*

DR-486
R. 11/23
Rule 12D-16.002
F.A.C.
Eff. 11/23
Page 1 of 3

You have the right to an informal conference with the property appraiser. This conference is not required and does not change your filing due date. You can present facts that support your claim and the property appraiser can present facts that support the correctness of the assessment. To request a conference, contact your county property appraiser.

For portability of homestead assessment difference, use the Petition to the Value Adjustment Board – Transfer of Homestead Assessment Difference – Request for Hearing Form (DR-486PORT). For deferral or penalties, use the Petition to the Value Adjustment Board – Tax Deferral or Penalties – Request for Hearing Form (DR-486DP). Forms are incorporated, by reference, in Rule 12D-16.002, Florida Administrative Code.

COMPLETED BY CLERK OF THE VALUE ADJUSTMENT BOARD (VAB)			
Petition # <i>2024-0568</i>	County <i>Lake</i>	Tax year <i>2024</i>	Date received <i>9.12.24</i>
COMPLETED BY THE PETITIONER			
PART 1: Taxpayer Information			
Taxpayer name: <i>INV_HOME; IH3 Property Florida, L.P.</i>		Representative: <i>Ryan, LLC c/o Robert Peyton</i>	
Mailing address for notices	<i>Ryan, LLC 16220 North Scottsdale Rd, Ste 650 Scottsdale, AZ 85254</i>	Parcel ID and physical address or TPP account #	<i>0322250200-000-07600 262 Pima Trl</i>
Phone	<i>954-740-6240</i>	Email	<i>ResidentialAppeals@ryan.com</i>
The standard way to receive information is by US mail. If possible, I prefer to receive information by <input checked="" type="checkbox"/> email <input type="checkbox"/> fax.			
<input type="checkbox"/> I am filing this petition after the petition deadline. I have attached a statement of the reasons I filed late and any documents that support my statement.			
<input type="checkbox"/> I will not attend the hearing but would like my evidence considered. (In this instance only, you must submit duplicate copies of your evidence to the value adjustment board clerk. Florida law allows the property appraiser to cross examine or object to your evidence. The VAB or special magistrate ruling will occur under the same statutory guidelines as if you were present.)			
Type of Property <input checked="" type="checkbox"/> Res. 1-4 units <input type="checkbox"/> Industrial and miscellaneous <input type="checkbox"/> High-water recharge <input type="checkbox"/> Historic, commercial or nonprofit <input type="checkbox"/> Commercial <input type="checkbox"/> Res. 5+ units <input type="checkbox"/> Agricultural or classified use <input type="checkbox"/> Vacant lots and acreage <input type="checkbox"/> Business machinery, equipment			
PART 2: Reason for Petition Check one. If more than one, file a separate petition.			
<input checked="" type="checkbox"/> Real property value (check one) <input checked="" type="checkbox"/> decrease <input type="checkbox"/> increase <input type="checkbox"/> Denial of exemption Select or enter type: _____ <input type="checkbox"/> Denial of classification <input type="checkbox"/> Parent/grandparent reduction <input type="checkbox"/> Denial for late filing of exemption or classification (Include a date-stamped copy of application.) <input type="checkbox"/> Property was not substantially complete on January 1 <input type="checkbox"/> Qualifying improvement (s. 193.1555(5), F.S.) or change of ownership or control (s. 193.155(3), 193.1554(5), or 193.1555(5), F.S.) <input type="checkbox"/> Tangible personal property value (You must have timely filed a return required by s.193.052. (s.194.034, F.S.)) <input type="checkbox"/> Refund of taxes for catastrophic event			
<input type="checkbox"/> Check here if this is a joint petition. Attach a list of units, parcels, or accounts with the property appraiser's determination that they are substantially similar. (s. 194.011(3)(e), (f), and (g), F.S.)			
<input type="checkbox"/> Enter the time (in minutes) you think you need to present your case. Most hearings take 15 minutes. The VAB is not bound by the requested time. For single joint petitions for multiple units, parcels, or accounts, provide the time needed for the entire group.			
<input type="checkbox"/> My witnesses or I will not be available to attend on specific dates. I have attached a list of dates.			
You have the right to exchange evidence with the property appraiser. To initiate the exchange, you must submit your evidence directly to the property appraiser at least 15 days before the hearing and make a written request for the property appraiser's evidence. At the hearing, you have the right to have witnesses sworn.			
You have the right, regardless of whether you initiate the evidence exchange, to receive from the property appraiser a copy of your property record card containing information relevant to the computation of your current assessment, with confidential information redacted. When the property appraiser receives the petition, he or she will either send the property record card to you or notify you how to obtain it online.			

Your petition will not be complete until you pay the filing fee. When the VAB has reviewed and accepted it, they will assign a number, send you a confirmation, and give a copy to the property appraiser. Unless the person filing the petition is completing part 4, the taxpayer must sign the petition in part 3. Alternatively, the taxpayer's written authorization or power of attorney must accompany the petition at the time of filing with the signature of the person filing the petition in part 5 (s. 194.011(3), F.S.). **Please complete one of the signatures below.**

LAKE COUNTY PROPERTY APPRAISER VAB APPEAL WORKSHEET RESIDENTIAL

Petition # 2024-0568	Alternate Key: 3841795	Parcel ID: 03-22-25-0200-000-07600	
Petitioner Name Ryan, llc c/o Robert Peyton The Petitioner is: <input type="checkbox"/> Taxpayer of Record <input checked="" type="checkbox"/> Taxpayer's agent <input type="checkbox"/> Other, Explain:	Property Address 262 PIMA TRL GROVELAND	<input type="checkbox"/> Check if Multiple Parcels	
Owner Name IH3 Porperty florida lp	Value from TRIM Notice	Value before Board Action Value presented by Prop Appr	Value after Board Action
1. Just Value, required	\$ 305,011	\$ 305,011	
2. Assessed or classified use value, *if applicable	\$ 268,180	\$ 268,180	
3. Exempt value, *enter "0" if none	\$ -		
4. Taxable Value, *required	\$ 268,180	\$ 268,180	

*All values entered should be county taxable values, School and other taxing authority values may differ.

Last Sale Date 11/6/2013 **Price:** \$128,000 Arm's Length Distressed **Book** 4407 **Page** 2136

ITEM	Subject	Comparable #1	Comparable #2	Comparable #3
AK#	3841795	3841855	3841829	3841748
Address	262 PIMA TRL GROVELAND	167 DAKOTA AVE GROVELAND	209 PIMA TRL GROVELAND	160 DAKOTA AVE GROVELAND FL 34736
Proximity		SAME SUB	SAME SUB	SAME SUB
Sales Price		\$400,000	\$342,000	\$365,000
Cost of Sale		-15%	-15%	-15%
Time Adjust		4.00%	2.40%	2.40%
Adjusted Sale		\$356,000	\$298,908	\$319,010
\$/SF FLA	\$167.96 per SF	\$161.01 per SF	\$153.92 per SF	\$164.27 per SF
Sale Date		2/15/2023	6/23/2023	6/12/2023
Terms of Sale		<input checked="" type="checkbox"/> Arm's Length <input type="checkbox"/> Distressed	<input checked="" type="checkbox"/> Arm's Length <input type="checkbox"/> Distressed	<input checked="" type="checkbox"/> Arm's Length <input type="checkbox"/> Distressed

Value Adj.	Description	Description	Adjustment	Description	Adjustment	Description	Adjustment
Fla SF	1,816	2,211	-19750	1,942	-6300	1,942	-6300
Year Built	2006	2006		2006		2006	
Constr. Type	block/stucco	block/stucco		block/stucco		block/stucco	
Condition	good	good		good		good	
Baths	2.0	2.0		2.0		2.0	
Garage/Carport	2 car	2 car		2 car		2 car	
Porches	yes	yes		yes		yes	
Pool	N	Y	-20000	N	0	N	0
Fireplace	0	0	0	0	0	0	0
AC	Central	Central	0	Central	0	Central	0
Other Adds	no	no		no		no	
Site Size	lot	lot		lot		lot	
Location	good	good		good		good	
View	good	good		good		good	
		-Net Adj. 11.2%	-39750	-Net Adj. 2.1%	-6300	-Net Adj. 2.0%	-6300
		Gross Adj. 11.2%	39750	Gross Adj. 2.1%	6300	Gross Adj. 2.0%	6300
Adj. Sales Price	Market Value \$305,011	Adj Market Value	\$316,250	Adj Market Value	\$292,608	Adj Market Value	\$312,710
	Value per SF 167.96						

The IAAO "Standard on Ratio Studies", approved April, 2013, paragraph 9.1, indicates that a range of assessment level from .90 and 1.10 times the desired level of assessment is acceptable for any class of property. Thus, after applying a -15% 1st & 8th criteria adjustment factor to a Market Value indication, a Just Value/Market Value ratio of 76.5% to 93.5% falls within the acceptable range.

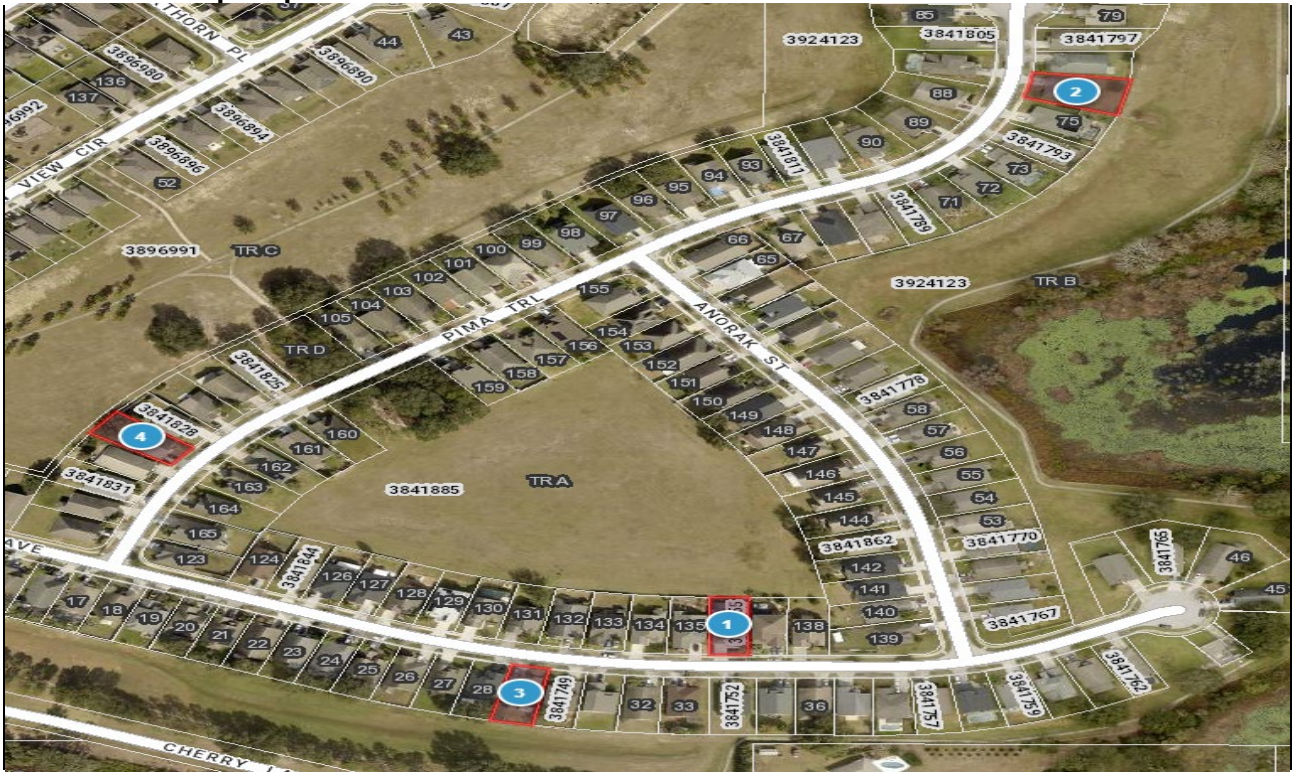
1. Describe Subject
2. Describe Comps
3. Describe Range of Values
4. Describe Petitioner's Comps

Based upon the facts presented herein, it is the Property Appraiser's opinion that the Market Value placed upon this property is considered to be fair and just as of January 1st. The Income, Market, and Cost approaches to value have been considered in the assessment of this property and are an integral part of the Property Appraiser CAMA. All factors considered as per F.S. s.193.011 and approved mass appraisal standards.

DEPUTY: Mohamed Shariff

DATE 12/9/2024

2024-0568 Comp Map



Bubble #	Comp #	Alternate Key	Parcel Address	Distance from Subject(mi.)
1	comp 1	3841855	167 DAKOTA AVE GROVELAND	SAME SUB
2	subject	3841795	262 PIMA TRL GROVELAND	-
3	comp 3	3841748	160 DAKOTA AVE GROVELAND FL 34736	SAME SUB
4	comp 2	3841829	209 PIMA TRL GROVELAND	SAME SUB
5				
6				
7				
8				

Alternate Key 3841795
Parcel ID 03-22-25-0200-000-07600

LCPA Property Record Card
Roll Year 2024 Status: A

2024-0568 Subject
PRC Run: 12/9/2024 By

Card # 1 of 1

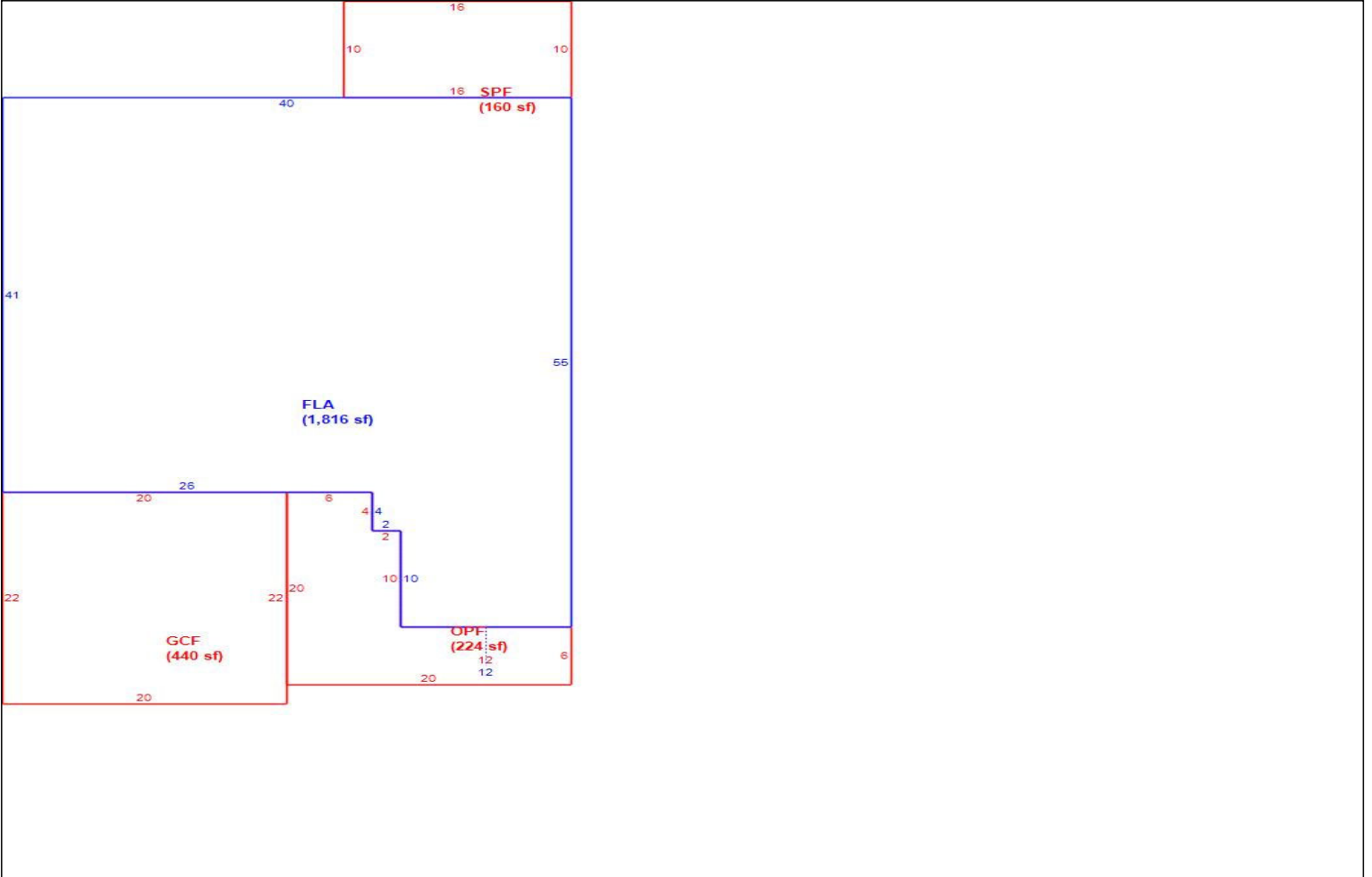
Current Owner		
IH3 PROPERTY FLORIDA LP C/O INVITATION HOMES TAX DEPT 1717 MAIN ST STE 2000		
DALLAS	TX	75201

Property Location			
Site Address	262 PIMA TRL GROVELAND FL 34736		
Mill Group	CHGR	NBHD	4492
Property Use		Last Inspection	
00100	SINGLE FAMILY	LPD	03-16-201

Legal Description
CHERRYRIDGE AT ESTATES AT CHERRY LAKE PB 56 PG 53-59 LOT 76 ORB 4407 PG 2136

Land Lines														
LL #	Use Code	Front	Depth	Notes Adj	Units	Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value		
1	0100	0	0		1.00 LT	35,000.00	0.0000	2.00	1.000	1.000	0	70,000		
Total Acres				0.00	JV/Mkt				0	Total Adj JV/Mkt				70,000
Classified Acres				0	Classified JV/Mkt				70,000	Classified Adj JV/Mkt				0

Sketch
Bldg 1 Sec 1 of 1 Replacement Cost 242,279 Deprec Bldg Value 235,011 Multi Story 0



Building Sub Areas					Building Valuation			Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Effective Area	Base Rate	Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	1,816	1,816	1816	2006	1816	108.91	No Stories	1.00	Full Baths	2
GAR	GARAGE FINISH	0	440	0				Quality Grade	670	Half Baths	0
OPF	OPEN PORCH FINISHE	0	224	0				Condition	EX	Heat Type	6
SPF	SCREEN PORCH FINIS	0	160	0				% Good	97.00	Foundation	3
								Functional Obsol	0	Fireplaces	0
TOTALS		1,816	2,640	1,816				Building RCNLD	235,011	Roof Cover	3
										Type AC	03

Alternate Key 3841795
 Parcel ID 03-22-25-0200-000-07600

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0568 Subject
 PRC Run: 12/9/2024 By
 Card # 1 of 1

Miscellaneous Features									
<i>*Only the first 10 records are reflected below</i>									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2014 2007	SALE 572-06-06B	01-01-2013 06-14-2006	02-13-2014 12-29-2006	1 86,685	0099 0000	CHECK VALUE SFR 3/BR 262 PIMA TRL	02-13-2014 12-29-2006		

Sales Information									Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price		Code	Description	Year	Amount
	4407 3496	2136 1958	11-06-2013 07-31-2007	WD WD	U Q	U Q	I I	128,000 225,000				
Total											0.00	

Value Summary										
Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu	
70,000	235,011	0	305,011	36831	268180	0.00	268180	305011	297,632	

Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or equitable title ownership of the property, and assumes no liability associated with the use or misuse. See the posted Site Notice on our website for details.

Alternate Key 3841855
 Parcel ID 03-22-25-0200-000-13600

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0568 Comp 1
 PRC Run: 12/9/2024 By

Card # 1 of 1

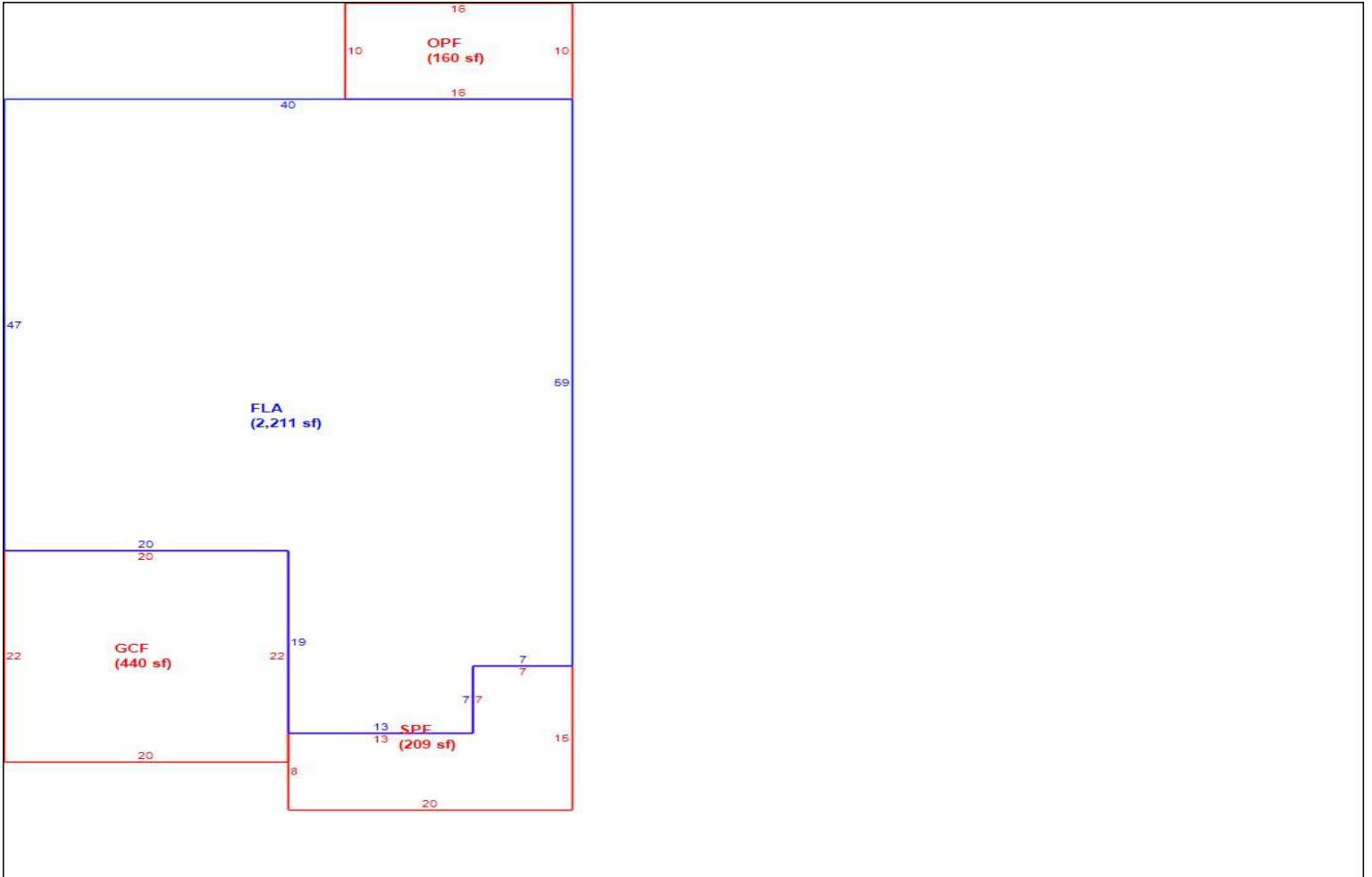
Current Owner		
CHMURA DOUGLAS & SUZAN A		
167 DAKOTA AVE		
GROVELAND	FL	34736

Property Location			
Site Address 167 DAKOTA AVE			
GROVELAND		FL 34736	
Mill Group	CHGR	NBHD	4492
Property Use		Last Inspection	
00100	SINGLE FAMILY	PJF	01-24-201

Legal Description
 CHERRYRIDGE AT ESTATES AT CHERRY LAKE PB 56 PG 53-59 LOT 136 ORB 6095 PG 293

Land Lines												
LL #	Use Code	Front	Depth	Notes Adj	Units	Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value
1	0100	0	0		1.00 LT	35,000.00	0.0000	2.00	1.000	1.000	0	70,000
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		70,000		
Classified Acres		0		Classified JV/Mkt		70,000		Classified Adj JV/Mkt		0		

Sketch
 Bldg 1 Sec 1 of 1 Replacement Cost 279,982 Deprec Bldg Value 271,583 Multi Story 0



Building Sub Areas					Building Valuation		Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2006	Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	2,211	2,211	2211	Effective Area	2211	No Stories	1.00	Full Baths	2
GAR	GARAGE FINISH	0	440	0	Base Rate	106.12	Quality Grade	670	Half Baths	0
OPF	OPEN PORCH FINISHE	0	160	0	Building RCN	279,982	Wall Type	03	Heat Type	6
SPF	SCREEN PORCH FINIS	0	209	0	Condition	EX	Foundation	3	Fireplaces	0
		% Good	97.00		Functional Obsol	0	Roof Cover	3	Type AC	03
TOTALS		2,211	3,020	2,211	Building RCNLD	271,583				

Alternate Key 3841855
 Parcel ID 03-22-25-0200-000-13600

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0568 Comp 1
 PRC Run: 12/9/2024 By
 Card # 1 of 1

Miscellaneous Features									
*Only the first 10 records are reflected below									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value
POL2	SWIMMING POOL - RESIDENTIAL	315.00	SF	35.00	2011	2011	11025.00	85.00	9,371
PLD2	POOL/COOL DECK	640.00	SF	5.38	2011	2011	3443.00	70.00	2,410
SEN2	SCREEN ENCLOSED STRUCTURE	1200.00	SF	3.50	2011	2011	4200.00	70.00	2,940

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2012	480-11-11BP	11-11-2011	04-10-2012	2,610	0003	PLH	04-10-2012		
2012	487-11-12B	08-18-2011	04-10-2012	4,022	0003	SEN	04-10-2012		
2012	318-11-08BEP	08-04-2011	12-06-2011	22,000	0003	POOL	12-06-2011		
2007	620-06-07B	06-30-2006	01-05-2007	104,861	0000	SFR 3/BR 167 DAKOTA AVE	01-05-2007		

Sales Information									Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount	
2023019021	6095 0293	02-15-2023	WD	Q	01	I	400,000	024	DISABILITY VETERAN TOT	2024	306304	
2022101558	5998 0622	07-21-2022	WD	U	37	I	394,000	039	HOMESTEAD	2024	25000	
	3877 0641	02-19-2010	WD	U	U	I	110,000	059	ADDITIONAL HOMESTEAD	2024	25000	
	3853 0125	12-15-2009	CT	U	U	I	0					
	3329 2087	11-10-2006	WD	Q	Q	I	286,400					
Total											356,304.00	

Value Summary										
Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu	
70,000	271,583	14,721	356,304	0	356304	356,304.00	0	0	347,744	

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Alternate Key 3841829
Parcel ID 03-22-25-0200-000-11000

LCPA Property Record Card
Roll Year 2024 Status: A

2024-0568 Comp 2
PRC Run: 12/9/2024 By

Card # 1 of 1

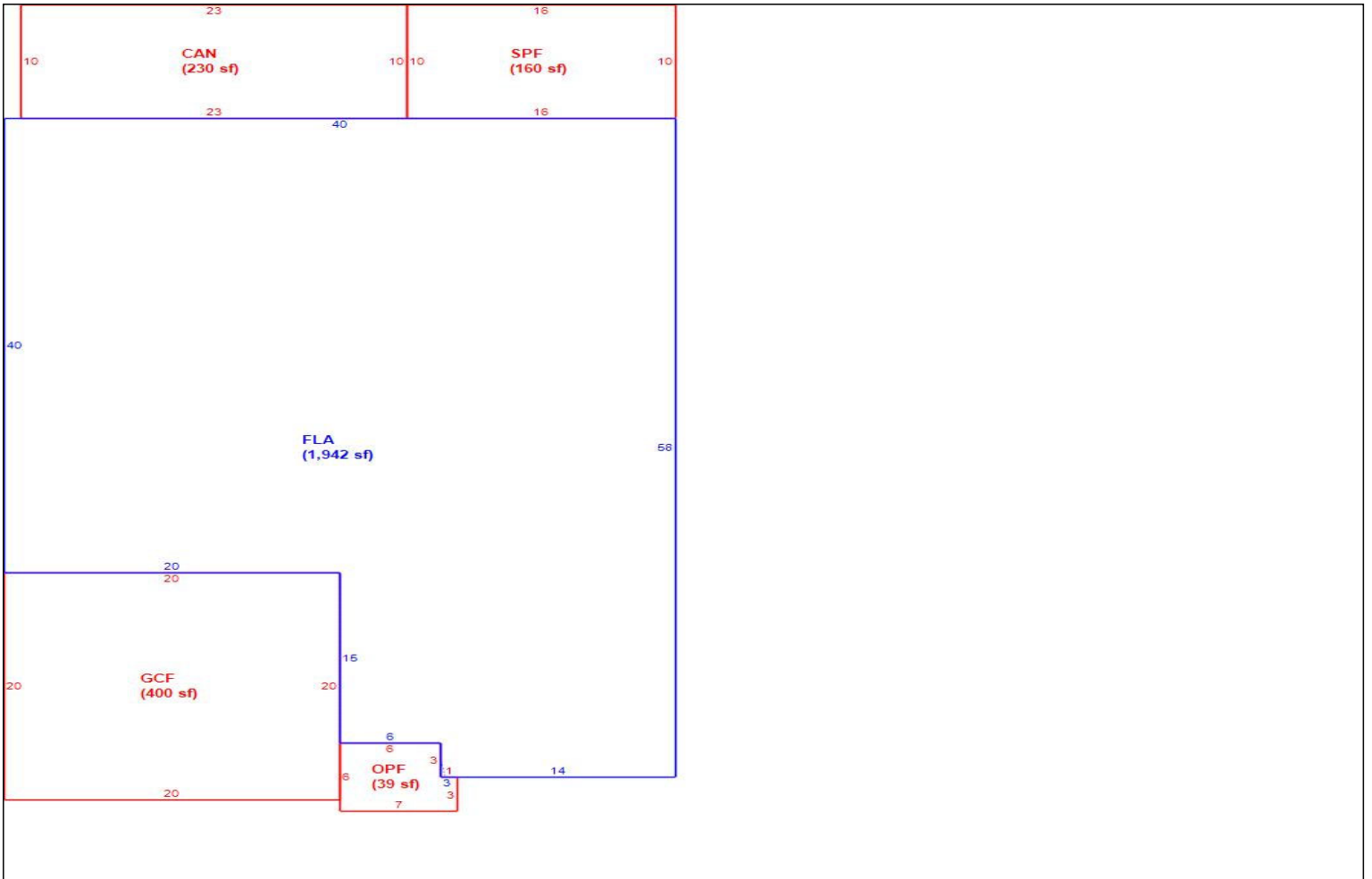
Current Owner		
PRIEBE JOHN A III & PAIGE A		
209 PIMA TRL		
GROVELAND	FL	34736

Property Location			
Site Address	209 PIMA TRL		
	GROVELAND	FL	34736
Mill Group	CHGR	NBHD	4492
Property Use		Last Inspection	
00100	SINGLE FAMILY	DN	01-31-201

Legal Description
CHERRYRIDGE AT ESTATES AT CHERRY LAKE PB 56 PG 53-59 LOT 110 ORB 6180 PG 1097

Land Lines												
LL #	Use Code	Front	Depth	Notes Adj	Units	Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value
1	0100	0	0		1.00 LT	35,000.00	0.0000	2.00	1.000	1.000	0	70,000
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		70,000		
Classified Acres		0		Classified JV/Mkt		70,000		Classified Adj JV/Mkt		0		

Sketch
Bldg 1 Sec 1 of 1 Replacement Cost 252,985 Deprec Bldg Value 245,395 Multi Story 0



Building Sub Areas					Building Valuation		Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built		Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	1,942	1,942	1942	2006	2006	No Stories	1.00	Full Baths	2
GAR	GARAGE FINISH	0	400	0		108.57	Quality Grade	670	Half Baths	0
OPF	OPEN PORCH FINISHE	0	39	0		EX	Wall Type	03	Heat Type	6
PAT	PATIO UNCOVERED	0	230	0		97.00	Foundation	3	Fireplaces	0
SPF	SCREEN PORCH FINIS	0	160	0		0	Roof Cover	3	Type AC	03
TOTALS		1,942	2,771	1,942		245,395				

Alternate Key 3841829
 Parcel ID 03-22-25-0200-000-11000

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0568 Comp 2
 PRC Run: 12/9/2024 By
 Card # 1 of 1

Miscellaneous Features									
*Only the first 10 records are reflected below									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2018	SALE	01-01-2017	01-31-2018	1	0099	CHECK VALUE	01-31-2018		
2015	SALE	01-01-2014	10-20-2014	1	0099	CHECK VALUE	10-20-2014		
2007	017-06-01B	01-01-2006	08-01-2006	87,820	0000	SFR 3/BR 209 PIMA TRL	08-01-2006		

Sales Information								Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
2023088259	6180 1097	06-23-2023	WD	Q	01	I	342,000	003	DISABILITY VETERAN	2024	5000
2017040690	4930 0365	04-13-2017	WD	Q	Q	I	205,000	039	HOMESTEAD	2024	25000
	4521 1867	08-27-2014	WD	Q	Q	I	160,000	059	ADDITIONAL HOMESTEAD	2024	25000
	3935 1084	07-29-2010	WD	U	U	I	116,500				
	3912 1487	04-27-2010	CT	U	U	I	100				
Total											55,000.00

Value Summary										
Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu	
70,000	245,395	0	315,395	0	315395	55,000.00	260395	285395	307,531	

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Alternate Key 3841748
 Parcel ID 03-22-25-0200-000-02900

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0568 Comp 3
 PRC Run: 12/9/2024 By

Card # 1 of 1

Current Owner		
MALYS MARK D		
160 DAKOTA AVE		
GROVELAND	FL	34736

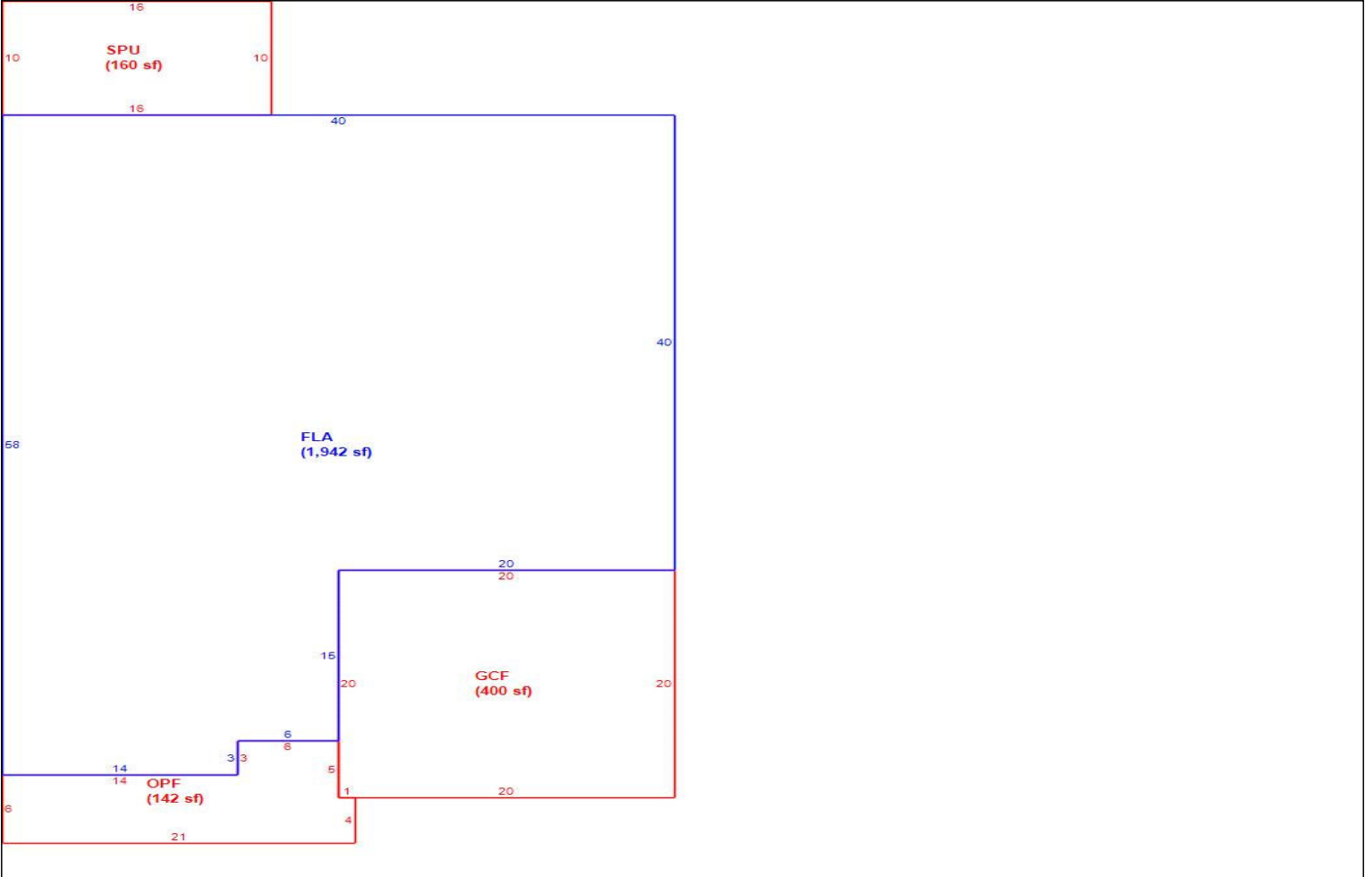
Property Location			
Site Address	160 DAKOTA AVE		
	GROVELAND	FL	34736
Mill Group	CHGR	NBHD	4492

Property Use	Last Inspection
00100 SINGLE FAMILY	MHS 02-05-202

Legal Description
CHERRYRIDGE AT ESTATES AT CHERRY LAKE PB 56 PG 53-59 LOT 29

Land Lines												
LL #	Use Code	Front	Depth	Notes Adj	Units	Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value
1	0100	0	0		1.00 LT	35,000.00	0.0000	2.00	1.000	1.000	0	70,000
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		70,000		
Classified Acres		0		Classified JV/Mkt		70,000		Classified Adj JV/Mkt		0		

Sketch			
Bldg 1	Sec 1	of 1	Replacement Cost 252,513
		Deprec Bldg Value 244,938	Multi Story 0



Building Sub Areas				Building Valuation		Construction Detail				
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2006	Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	1,942	1,942	1942	Effective Area	1942	No Stories	1.00	Full Baths	2
GAR	GARAGE FINISH	0	400	0	Base Rate	108.57	Quality Grade	670	Half Baths	0
OPF	OPEN PORCH FINISHE	0	142	0	Building RCN	252,513	Condition	EX	Wall Type	03
SPU	SCREEN PORCH UNFIN	0	160	0	% Good	97.00	Foundation	3	Fireplaces	0
TOTALS		1,942	2,644	1,942	Functional Obsol	0	Roof Cover	3	Type AC	03
					Building RCNLD	244,938				

Alternate Key 3841748
 Parcel ID 03-22-25-0200-000-02900

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0568 Comp 3
 PRC Run: 12/9/2024 By
 Card # 1 of 1

Miscellaneous Features									
*Only the first 10 records are reflected below									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2020	SALE	01-01-2019	02-05-2020	1	0099	CHECK VALUE	02-06-2020		
2018	360-04-17Z	03-14-2017	09-30-2017	550	0003	SHED 7X7	09-29-2017		
2007	117-06-02B	01-16-2006	07-28-2006	86,430	0000	SFR 3/BR 160 DAKTOAAVE	07-28-2006		

Sales Information									Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price		Code	Description	Year	Amount
2023076370	6166	0292	06-12-2023	WD	Q	01	I	365,000	039	HOMESTEAD	2024	25000
2021042661	5674	2253	03-20-2021	QC	U	11	I	0	059	ADDITIONAL HOMESTEAD	2024	25000
2020146222	5609	1799	12-18-2020	WD	Q	01	I	258,000				
2020065990	5489	1553	06-08-2020	QC	U	11	I	100				
2019056542	5282	1110	05-16-2019	WD	Q	Q	I	227,000				
Total											50,000.00	

Value Summary										
Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu	
70,000	244,938	0	314,938	0	314938	50,000.00	264938	289938	307,073	

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