

LOCATION & OWNER INFORMATION

PARCEL ID

00-42-43-27-05-032-3860

NBHD

384200RS

PARCEL ADDR

7406 OVERLOOK DR

LEGAL

PALM BEACH FARMS CO PL NO 3 N 155 FT OF S 285 FT OF W 75 FT OF E 180 FT OF TR 90 (LESS N 25 FT OVERLOOK DR R/W) BLK 32

TAX DISTRICT

00203

OWNER

IH6 PROPERTY FLORIDA LP INVITATION HOMES LLC C/O

ADDRESS

2525 FRYE RD STE 300
CHANDLER AZ 85224-6287



ENTER INFORMATION

TYPE	DATE	E	I	AP
IMP	07-JAN-26	3	S	99

INCOME

AG

0100 PROPERTY USE /SINGLE FAMILY

LIVING UNITS:1

GIS ACRES: .2238

TOTAL CARDS:1

AUTOCAD:

TOTAL PARCEL

TYPE	VALUE
MASS	439,209
OVERRIDE	
INCOME	0
PRIOR YR VAL	394,402
BUILDING	245,099
OBY's	3,370
LAND	190,740
MARKET	439,209
AG/NON AG LAND	
AG LAND & IMP	
LAND MKT VAL	0
LB Ratio (value)	0.43
SOH%	
1 CAMA VALUE	

SALES INFORMATION

BOOK	PAGE	DC	QC	S	PRICE	DATE
28832	306	WD	Q	I	225,000	06-JAN-17
11549	572	WD	QD	I	118,000	25-NOV-99

AG INFORMATION

LINE	CA L#	CROP	LUC	ACRES	RATE	CODE	VALUE
TOTAL							

PERMIT INFORMATION

PERMIT #	PERMIT DT	TYPE	WHY	STAT	TAXYR	AMOUNT
B-2017-005651-0000	04-MAR-17	F	03	T	2018	10,590

NOTES

94-RD R/W, 2012 MASS ROOF UPDATED. PETN2018-1821 PETN2019-3552 PETN2025-2788 PETN2026-4185

OBY INFORMATION

CRD	L#	CODE	YRBLT	EFFYB	YRRMD	WIDTH	LGTH	AREA	UNITS	GD	MODCDE	RATE	PC	FC	DEP	FUNC	RSN	ECN	RSN	SOH	VALUE
1	1	PAT	1990			0	0	540	1	C		7.49	A	A	25					100	1,011.00
1	2	ROF	1990			0	0	540	1	C		13.10	A	A	25					100	1,769.00
1	3	SCE	1990			0	0	392	1	C		6.02	A	A	25					100	590.00
OBY VALUE																					3,370.00

LAND INFORMATION

L#	LUSE	ZONE	AG	AGLND	TP	CDE	AFF	EFF	DEPTH	SQ FT	ACRES	UNITS	RATE	SIZE	NBHDF	INF	PCT	SOH	VALUE
1	0100	AR			U	S1			130	9,751	0.22	1	187,000.00	T	1.02		0	100	190,740.00
NOTES: (L)										TOTAL ACRES .2239					TOTAL LAND VALUE 190,740.00				
										FUTURE LAND USE: LR-2					REV: 99 A 28-APR-26				

SUB-AREA INFORMATION				
LINE	CODE	PCT	SIZE	
A 0	BAS	100	1298	
BASE AREA				
A1 1	FOP	28	48	
FINISHED OPEN PORCH				
A2 2	FGR	43	484	
FINISHED GARAGE				
A3 3	SFB	96	264	
SEMI FINISHED BASE AREA				
A4				
A5				
A6				
A7				
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
TOTAL SQ FT			2094	

00-42-43-27-05-032-3860RESIDENTIAL7406 OVERLOOK DR

Diagram of Main Building (1298) footprint. Dimensions: 17, 22, 12, 12, 22, 13, 8, 6, 20, 16, 19, 12, 4, 21, 50. Sub-areas: A1 (48), A2 (484), A3 (264).

VECTOR:
BAS(A0CL22U22L17D50R21U4R12U16R6U8)FOP(A1L22U22L17D50R21CR12U4L12D4)FGR(A2L22U22L17D50R21R12CR19U28L13D8L6D20)SFB(A3L22U22L17D50R21R12R19U28L13D8L6D20U4L12D4U4R12U16R6U8CU12L22D12R22)

BUILDING INFORMATION				
1	/	1	SYS CRD# /TOT BLDGS	
0100	ID	1	SFR	
			C&D	
1.12			NBHD FACTOR	
			LEVEL / UNIT TYPE	
1	/		UNIT HEIGHT / BLDG HEIGHT	
3	/		BED RM / TOT RM	
2	/	0	FULL BA / HALF BA	
	/	6	ADD FIX / TOTAL FIX	
1977	/	2000	YRBLT / EFFYR	
2021	/	50	YR / % REMODELED	
Y	Y		REMOD KTCH / BATH	
R2	/	AV	GRADE / CDU	
76	/		% GOOD / DEPR TB	
			FPLC STACK / OPEN	
17			EW1 MSY: CB STUCCO	
00			EW2 NONE	
04			RS WOOD TRUSS	
03			RC ASPHALT/COMPOSI	
05			IW1 DRYWALL	
00			IW2 N/A	
15			FT1 CERAMIC/QUARRY	
			FT2 N/A	
3			HEAT HTG & AC	
4			HEAT SYS FORCED AIR DUCT	
			KB_ADJ	
			MKT_ADJ	
			FUNC	
			ECON	
100			SOH%	
1,772 EFF BLDG AREA				
1,562 SQ FT LIVING AREA				
1,772 TOTAL EBA				

NOTES:				
BLDG 001 ESTIMATED PRC CHANGES FROM PERMITS, AERIALS AND MLS INFORMATION.				
BLDG 001 INVITATION HOME LISTING INFORMATION USED WITH ALL UPDATE INFO				

L#	COD	LENGTH	WIDTH	EL ST	ID UT	VALUE

287,946	RCN
218,838	RCNLD
245,099	ADJRCNLD
1 TOTAL ID UNIT VALUE	

LN	SE	LEVEL	YR	EFF	AREA	EXTER	USE		WA	EXTERIOR	CN	INT	INT	INT	INT	INT	INT	PHY	FNC	FNC	FNC	ENC	ENC	
NO	NO	FR	TO	BLT	YB	SIZE	PERM	TYPE	NAME	HT	WALL	TYPE	FIN	PAR	HT	AC	PLB	LGT	CND	UT	RSN	%GD	RSN	%GD