

LOCATION & OWNER INFORMATION

PARCEL ID

00-42-44-28-04-000-1180

NBHD

383400RS

PARCEL ADDR

206 OHIO RD

LEGAL

FLORIDA GARDENS PL 4LT 118

TAX DISTRICT

00203

OWNER

IH6 PROPERTY FLORIDA LP INVITATION HOMES LLC C/O

ADDRESS

2525 FRYE RD STE 300
CHANDLER AZ 85224-6287



0100 PROPERTY USE /SINGLE FAMILY

LIVING UNITS:1

TOTAL CARDS:1

GIS ACRES: .2757

AUTOCAD:

AG INFORMATION

LINE	CA L#	CROP	LUC	ACRES	RATE	CODE	VALUE
TOTAL							

ENTER INFORMATION

TYPE	DATE	E	I	AP
IMP	19-AUG-22	3	A	40

INCOME AG

TOTAL PARCEL

TYPE	VALUE
MASS	421,707
OVERRIDE	
INCOME	0
PRIOR YR VAL	417,595
BUILDING	256,656
OBY's	0
LAND	165,051
MARKET	421,707
AG/NON AG LAND	
AG LAND & IMP	
LAND MKT VAL	0
LB Ratio (value)	0.39
SOH%	
1 CAMA VALUE	

SALES INFORMATION

BOOK	PAGE	DC	QC	S	PRICE	DATE
28091	1013	WD	Q	I	265,000	28-JAN-16
25912	1752	CT	DD	I	178,100	29-MAR-13
19531	80	WD	QM	I	335,000	04-NOV-05

PERMIT INFORMATION

PERMIT #	PERMIT DT	TYPE	WHY	STAT	TAXYR	AMOUNT

NOTES

2012 - EYB FOR REROOF PETN2024-1610 PETN2026-4224

OBY INFORMATION

CRD	L#	CODE	YRBLT	EFFYB	YRRMD	WDTH	LGTH	AREA	UNITS	GD	MODCDE	RATE	PC	FC	DEP	FUNC	RSN	ECN	RSN	SOH	VALUE
																					OBY VALUE

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	RS			S	S1			0	12,008	0.28	1	13.75	T	1		0	100	165,051.00
NOTES: .28 AC										FUTURE LAND USE: MR-5									
TOTAL ACRES										TOTAL LAND VALUE									
										REV: 39 A 27-APR-26									

SUB-AREA INFORMATION				
LINE	CODE	PCT	SIZE	
A	0	BAS	100	1825
BASE AREA				
A1	1	USP	30	480
UNFINISHED SCR.N. PORCH				
A2	2	FGR	43	462
FINISHED GARAGE				
A3				
A4				
A5				
A6				
A7				
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
TOTAL SQ FT				2767

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Map details: Main Building (1825) is a large L-shaped structure. A2 (462) is a rectangular structure attached to the right side. Dimensions are provided for various segments: 40, 12, 61, 10, 13, 21, 22, 9, 28, 35, 13, 21, 22.

VECTOR:
BAS(A0CL10L61D35R28U9R22U13R21U13)USP(A1L10CU12L40D12R40)FGR(A2L10U12L40D12R40L61D35R28U9R22CD9R21U22L21D13)

BUILDING INFORMATION			
1	/	1	SYS CRD# /TOT BLDGS
0100	ID	1	SFR
			C&D
1.25			NBHD FACTOR
			LEVEL / UNIT TYPE
1	/		UNIT HEIGHT / BLDG HEIGHT
0	/		BED RM / TOT RM
2	/	1	FULL BA / HALF BA
	/	8	ADD FIX / TOTAL FIX
1976	/	1982	YRBLT / EFFYR
2016	/	0	YR / % REMODELED
			REMOD KTCH / BATH
R2	/	AV	GRADE / CDU
67	/		% GOOD / DEPR TB
			FPLC STACK / OPEN
17			EW1 MSY: CB STUCCO
00			EW2 NONE
03			RS GABLE/HIP
03			RC ASPHALT/COMPOSI
05			IW1 DRYWALL
00			IW2 N/A
14			FT1 CARPETING
00			FT2 N/A
3			HEAT HTG & AC
4			HEAT SYS FORCED AIR DUCT
			KB_ADJ
			MKT_ADJ
			FUNC
			ECON
100			SOH%
2,168 EFF BLDG AREA			
1,825 SQ FT LIVING AREA			
2,168 TOTAL EBA			

NOTES:				

L#	COD	LENGTH	WIDTH	EL ST	ID UT	VALUE

306,454	RCN
205,325	RCNLD
256,656	ADJRCNLD
1 TOTAL ID UNIT VALUE	

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