

LOCATION & OWNER INFORMATION

PARCEL ID

12-42-46-12-17-000-1180

NBHD

124800RS

PARCEL ADDR

3900 MAJESTIC PALM WAY

LEGAL

SABAL LAKES PH 3LT 118

TAX DISTRICT

12984

OWNER

IH3 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

GIS ACRES: .1809

TOTAL CARDS:1

AUTOCAD:

AG INFORMATION							
LINE	CA L#	CROP	LUC	ACRES	RATE	CODE	VALUE
TOTAL							

ENTER INFORMATION

TYPE	DATE	E	I	AP
IMP	07-JUN-24	3	A	60

INCOME

AG

TOTAL PARCEL

TYPE	VALUE
MASS	502,220
OVERRIDE	
INCOME	0
PRIOR YR VAL	496,282
BUILDING	331,081
OBY's	1,070
LAND	170,069
MARKET	502,220
AG/NON AG LAND	
AG LAND & IMP	
LAND MKT VAL	0
LB Ratio (value)	0.34
SOH%	
1 CAMA VALUE	

SALES INFORMATION							
BOOK	PAGE	DC	QC	S	PRICE	DATE	
26547	1943	WD	QD	I	280,000	16-DEC-13	
24834	1447	WD	QD	I	185,000	28-OCT-11	
11923	498	WD	QM	I	167,000	30-MAY-00	

PERMIT INFORMATION							
PERMIT #	PERMIT DT	TYPE	WHY	STAT	TAXYR	AMOUNT	
14-151898-M3-0	01-JUL-14	F	05	T	2015	3,685	
12-B9430752	27-OCT-94	F	99	C	1996	122,477	

NOTES

4X16 PATIO N/V; GATED ROF/PAT/SCE EST 6/14 MASS PETN2022-3950 PETN2024-1919 PETN2026-5090

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	1996	1996				120	1	C		7.49	A	A	25					100	225.00
1	2	ROF	1996	1996				120	1	C		13.10	A	A	25					100	393.00
1	3	SCE	1996	1996				300	1	C		6.02	A	A	25					100	452.00
																				OBY VALUE	1,070.00

LAND INFORMATION																									
L#	LUSE	ZONE	AG	AGLND	TP	CDE	AFF	EFF	DEPTH	SQ FT	ACRES	UNITS	RATE	SIZE	NBHDF	INF	PCT	SOH	VALUE						
1	0130	PRD			S	W1			0	7,881	0.18	1	21.50	T	1		0	100	170,069.00						
NOTES: (N) 0.18AC WTR 45FF											FUTURE LAND USE:														
										TOTAL ACRES		.1809										TOTAL LAND VALUE		170,069.00	

SUB-AREA INFORMATION				
LINE	CODE	PCT	SIZE	
A 0	BAS	100	1960	
BASE AREA				
A1 1	FGR	43	400	
FINISHED GARAGE				
A2 2	FSP	34	70	
FINISHED SCREENED PORCH				
A3				
A4				
A5				
A6				
A7				
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
TOTAL SQ FT			2430	

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RESIDENTIAL

3900 MAJESTIC PALM WAY

Diagram of Main Building (1960) showing dimensions and sub-areas A1 and A2.

VECTOR:
BAS(A0CD64L15U24L7U4L20U36R42)FGR(A1L42D36CR20X20)FSP(A2D64L15U14CL7X10)

BUILDING INFORMATION				
1	/	1	SYS CRD# /TOT BLDGS	
0300	ID	1	SFR-ZERO LOT	
			C&D	
1.12			NBHD FACTOR	
			LEVEL / UNIT TYPE	
1	/		UNIT HEIGHT / BLDG HEIGHT	
4	/		BED RM / TOT RM	
2	/	0	FULL BA / HALF BA	
	/	6	ADD FIX / TOTAL FIX	
1995	/	1998	YRBLT / EFFYR	
	/		YR / % REMODELED	
			REMOD KTCH / BATH	
R3	/	AV	GRADE / CDU	
76	/		% GOOD / DEPR TB	
			FPLC STACK / OPEN	
17			EW1 MSY: CB STUCCO	
00			EW2 NONE	
03			RS GABLE/HIP	
07			RC CONCRETE TILE	
05			IW1 DRYWALL	
00			IW2 N/A	
14			FT1 CARPETING	
15			FT2 CERAMIC/QUARRY	
3			HEAT HTG & AC	
4			HEAT SYS FORCED AIR DUCT	
			KB_ADJ	
			MKT_ADJ	
			FUNC	
			ECON	
100			SOH%	
			2,156 EFF BLDG AREA	
			1,960 SQ FT LIVING AREA	
			2,156 TOTAL EBA	

NOTES:				

L#	COD	LENGTH	WIDTH	EL ST	ID UT	VALUE

388,959	RCN
295,608	RCNLD
331,081	ADJRCNLD
1 TOTAL ID UNIT VALUE	

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