

LOCATION & OWNER INFORMATION

**PARCEL ID** 74-42-43-12-18-000-0180  
**NBHD** 744700RS  
**PARCEL ADDR** 4339 LEICESTER CT  
**LEGAL** BRITTANY VILLAGE LT 18  
  
**TAX DISTRICT** 74407  
**OWNER** IH4 PROPERTY FLORIDA LP INVITATION HOMES RYAN LLC C/O  
  
**ADDRESS** PO BOX 4900  
 SCOTTSDALE AZ 85261-4900



PALM BEACH COUNTY



ENTER INFORMATION

TYPE	DATE	E	I	AP
IMP	20-JUL-23	3	A	60

**INCOME AG**

0100 PROPERTY USE /SINGLE FAMILY

**LIVING UNITS:1** **GIS ACRES: .1591**  
**TOTAL CARDS:1** **AUTOCAD:**

TOTAL PARCEL

TYPE	VALUE
MASS	369,060
_OVERRIDE INCOME	0
PRIOR YR VAL	363,433
BUILDING	215,961
OBY's	1,559
LAND	151,540
MARKET	369,060
AG/NON AG LAND	
AG LAND & IMP	
LAND MKT VAL	0
LB Ratio (value)	0.41
SOH%	
1 CAMA VALUE	

SALES INFORMATION

BOOK	PAGE	DC	QC	S	PRICE	DATE
26809	1448	WD	QD	I	190,000	21-MAY-14
08375	0194	WD	QD	I	138,700	01-AUG-94

AG INFORMATION

LINE	CA	L#	CROP	LUC	ACRES	RATE	CODE	VALUE
TOTAL								

PERMIT INFORMATION

PERMIT #	PERMIT DT	TYPE	WHY	STAT	TAXYR	AMOUNT
74-B94001649	19-APR-94	F	00	C	1995	65,285

NOTES

PETN2023-3437 PETN2025-3231

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	1994			0	0	100	1	C		7.34	A	A	25					100	184.00
1	2	WLL	1994			0	0	80	1	C		14.69	A	A	44					100	517.00
1	3	SCE	1998			0	0	576	1	C		5.96	A	A	25					100	858.00
																				OBY VALUE	1,559.00

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	RPD			S	W1			0	6,970	0.16	1	34.00 T		1		0	100	151,540.00	
										TOTAL ACRES	.16						FUTURE LAND USE:		TOTAL LAND VALUE	151,540.00

NOTES: REV: 07 A 19-APR-24

SUB-AREA INFORMATION			
LINE	CODE	PCT	SIZE
A	0	BAS	100
BASE AREA			
A1	1	FOP	28
FINISHED OPEN PORCH			
A2	2	FGR	44
FINISHED GARAGE			
A3	3	FOP	28
FINISHED OPEN PORCH			
A4			
A5			
A6			
A7			
A8			
A9			
A10			
A11			
A12			
A13			
A14			
A15			
A16			
A17			
TOTAL SQ FT			2106

**74-42-43-12-18-000-0180**      **RESIDENTIAL**      4339 LEICESTER CT

**VECTOR:**  
 BAS(A0CL13VD4L5D4L10U8L12D34R20D4R7D10R2D6R11U54)FOP(A1L13CL15D8R10U4VR5U4)FGR(A2L13L15D8R10U4VR5U4VD4L5D4L10U8L12D34CD20R20U6U14L20)FOP(A3L13L15D8R10U4VR5U4VD4L5D4L10U8L12D34D20R20U6CR7U10L7D10)

BUILDING INFORMATION			
<b>1</b>	<b>/</b>	<b>1</b>	<b>SYS CRD# /TOT BLDGS</b>
0300	ID	1	SFR-ZERO LOT
			C&D
1.15			NBHD FACTOR
			LEVEL / UNIT TYPE
1	/		UNIT HEIGHT / BLDG HEIGHT
0	/		BED RM / TOT RM
2	/	0	FULL BA / HALF BA
	/	6	ADD FIX / TOTAL FIX
1994	/	1999	YRBLT / EFFYR
	/		YR / % REMODELED
			REMOD KTCH / BATH
R2	/	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%
			1,767 EFF BLDG AREA
			1,546 SQ FT LIVING AREA
			1,767 TOTAL EBA

**NOTES:**  
 BLDG 001 FGR EST.

L#	COD	LENGTH	WIDTH	EL ST	ID UT	VALUE

247,096	RCN
187,792	RCNLD
215,961	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	SIZE	PERM	TYPE	HT	WALL TYPE	TYP	FIN	PAR	HT	AC	PLB	LGT	CND	UT	RSN	%GD	RSN	%GD