

HERNDON HOLDINGS LLC

820 SHULER LAKE
542198

PLAT: 00003/01456 UNIQ ID 35
ID NO:

Parcel ID: 5636-00-30-2574-

SPLIT FROM ID

Reval Year: 2021 Tax Year: 2027
Appraised By 05 on 03/02/2021 50100 SHULER LAKE

COUNTY TAX (100), OVRNGT RENT FEE (1)
50-NR-4000-A-SUNSET COVE LT 85 BLK 5

CARD NO. 1 of 1
0.3600 AC
TW-50 CI- FR-TN

SRC= Pictometry Review
AT- LAST ACTION 20250219

CONSTRUCTION DETAIL										MARKET VALUE		DEPRECIATION		CORRELATION OF VALUE	
		USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB						
Foundation	3	01	01	810	120	109.20	88453	1990	1979	% GOOD		NORM	0.31000	CREDENCE TO	MARKET
Continuous/Footing	5.00												69.0		

TYPE: SINGLE FAMILY RESIDENTIAL
STYLE: 6 - A FRAME

Single Family Residential

DEPR. BUILDING VALUE - CARD	61,030
DEPR. OB/XF VALUE - CARD	4,020
MARKET LAND VALUE - CARD	40,000
TOTAL MARKET VALUE - CARD	105,050

TOTAL APPRAISED VALUE - CARD	105,050
TOTAL APPRAISED VALUE - PARCEL	105,050

TOTAL PRESENT USE VALUE - LAND	0
TOTAL VALUE DEFERRED - PARCEL	0
TOTAL TAXABLE VALUE - PARCEL \$	105,050

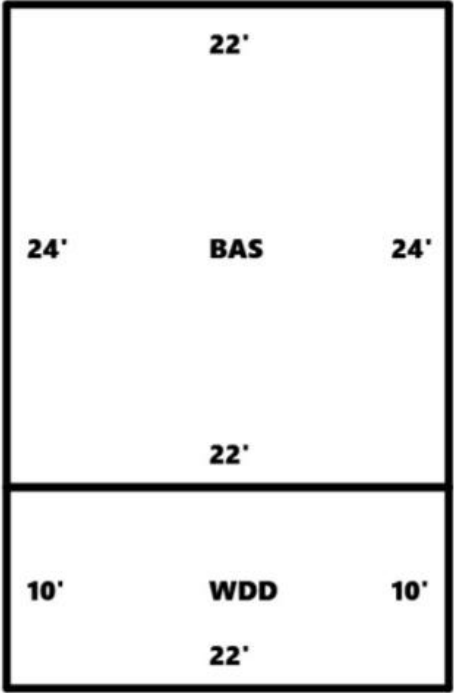
PRIOR APPRAISAL				PERMIT			
BUILDING VALUE	27,870	CODE	DATE	NO.			
OBXF VALUE	690						
LAND VALUE	35,000						
PRESENT USE VALUE	0						
DEFERRED VALUE	0	ROUT: WTRSHD:					
TOTAL VALUE	63,560						

SALES DATA							
OFF. RECORD	DATE		DEED	Q/U	V/I	INDICATE	
BOOK	PAGE	MO	YR	TYPE		SALES	PRICE
0517	1024	3	2023	WD	A	I	92,000
0499	0502	10	2021	WD	C	I	0
0471	0896	10	2019	QC	C	I	0
0310	0101	7	2005		X	V	66,500
0271	0422	4	2003	QC	X	I	0
0189	0109	10	1994		X	V	0

HEATED AREA 792

NOTES

STR 2025-ADDED SWF5



SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
BAS	528	100	57658	01	C	UTILSHED/STORAGE	1.000	12	12	144	24.20	100.00	-	0.00	2008	2008	S3		61	2126
FUS*	264	090	25990	01	C	UTILSHED/STORAGE	1.000	8	16	128	24.20	100.00		0.00	2008	2008	S3		61	1890
WDD	220	020	4805	TOTAL OB/XF VALUE																4016

SUBAREA TOTALS	1,012	88,453
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BLDG DIMENSIONS|BAS=W22N24E22S24Area:528;WDD=S10W22N10E22Area:220;FUS=Area:264;TotalArea:1012

LAND INFORMATION

HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
SINGLE FAMILY RESIDENTIAL WATER VIEW	0107		0	0	1.0000	0	1.0000		RP	40,000.00	1.000	LT	1.000	40,000.00	40000	0	

TOTAL MARKET LAND DATA															40000		
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TOTAL PRESENT USE DATA																	
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8/29/2026 3:33:04 AM.