

Building # 1 of 1

Legal Description

TRACT A BLACK CREEK PARK UNIT 2 AS REC O R 575 PG 644,587 PG 469,588 PG 102,4244 PG 1534 & 4585 PG 930	
Entered Lot Size	
Total Land	29,010.00 SF

Total Value	Total Assessed
288,884	288,884

Tax Year	Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Total Assessed
2024	Office Building	0.6661	189,056	8,424	91,404	288,884	288,884

Grantor	Legal Ref	Type	Date	NAL Desc	Sale Price	V	Tst	Verif	Notes
Veasey John W Trustee Et Al	4585-930	WD	02/15/2022	UNQUAL/CORRE	100	N	0	U	
Veasey John W III	4244-1534	WD	10/18/2019	UNQUAL/PART	100	N	0	U	

Date	Number	Description	Amount	Last Visit	Fed Code	Fed Description	Comment

Full Bath	0
Half Bath	0
Other Fixtures	7

Res Breakdown	
No. Units	
Bedrooms	

251.00

Market Area

05

Asmt Roll Year
2025

Asmt Roll Year
2025

Qual	Con	Year	Unit Price	Dep Source	Depr %	LUC	LUC Fact	NBC Fact	Appraised	Juris	Juris Fact	Assessed
	AV	1980	8	T	60	1700	1	1	1,368			1,368
	AV	1980	3	T	60	1700	1	1	340			340
	AV	1980	11	T	60	1700	1	1	1,130			1,130
	AV	1980	735	T	60	1700	1	1	5,586			5,586
Total Special Features			0						Total 8,424		Total 8,424	

Sub Area

Unit Type	Description	Units	UMO	Depth/PrUnit	Land Type	LFact	Base	Price	Adj	NBC	N.Inf	N.Mod	Inf 1	%	Inf 2	%	Inf 3	%	Appraised	Alt Class	%	Spec	Juris	J Fact	Use Value	Notes
155	Commercial	29,017.00	SF		S	1.00	0.00	3.85	3.47		1.00				Adj3	-10			100,544		0			1.00	100,544	
Total AC/HA:		0.6661	Total SF/SM :	29,017.00	Parcel LUC		1700 - Office Building				Prime NBC Desc :							Total :	100,544	Spl Credit :		Total :			100,544	More? : N

Clay County Property Appraiser's Office