

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
4		TRACEY'S CORNER, LINCOLN

**OWNERSHIP**

Owner 1:	TRACEY ROBERT J
Owner 2:	
Owner 3:	
Street 1:	204 S E 10TH STREET
Street 2:	
Twn/City:	FORT LAUDERDALE
St/Prov:	FL Cntry Own Occ: N
Postal:	33316 Type:

**PREVIOUS OWNER**

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

**NARRATIVE DESCRIPTION**

This parcel contains 3.23 ACRES of land mainly classified as ONE FAM with a CAPE Building built about 1935, having primarily CONC BLOCK Exterior and 1382 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	water	A	SEPTIC
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Gas:	4	MEDIUM

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	ONE FAM		80000		SQUARE FE	PRIME SITE		0	7.25	1.00	R1									580,000						580,000	
101	ONE FAM		0.443		ACRES	EXCESS ACRE		0	35,000.	1.00	R1									15,505						15,500	
101	ONE FAM		0.95		ACRES	EXCESS ACRE		0	35,000.	1.00	R1									33,250						33,300	Private ROW

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	3.230	185,300		628,800	814,100
Total Card 3.230 185,300 628,800 814,100					
Total Parcel 3.230 185,300 628,800 814,100					
Source: Market Adj Cost		Total Value per SQ unit /Card: 589.07		/Parcel: 589.07	

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	173,300	0	3.23	568,600	741,900		Year End Roll	12/2/2024
2024	101	FV	168,400	0	3.23	555,000	723,400		Year end	11/9/2023
2023	101	FV	145,500	0	3.23	579,000	724,500	724,500	Year end	11/3/2022
2022	101	FV	125,500	0	3.23	525,400	650,900	650,900	Year End Roll	10/19/2021
2021	101	FV	117,100	0	3.23	459,000	576,100	576,100	Year End Roll	10/15/2020
2020	101	FV	103,300	0	3.23	304,000	407,300	407,300	Year End Roll	9/26/2019
2019	101	FV	100,100	0	3.23	273,200	373,300	373,300	Create Final va	6/4/2019
2018	101	FV	100,100	0	3.23	273,200	373,300	373,300	Year End Roll	9/28/2017

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
EST ELIZABETH T	524-126		12/1/1965	FAMILY		No	No		

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

**ACTIVITY INFORMATION**

Date	Result	By	Name
12/8/2016	MEAS/EXT INS	4	JG
8/20/2007	MEAS/EXT INS	617	D HASCHIG
1/15/1996	MEAS+INSPCTD	606	

Sign: VERIFICATION OF VISIT NOT DATA



**USER DEFINED**

Prior Id # 1:	29 9 0
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

