



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT		
EJ HOLDINGS LLC		1 Level	2 Public Water	1 Paved	1 Urban	Description	Code	Assessed
ROCK PROPERTY GROUP LLC		2 High	3 Public Sewer	5 Curb & Gutter		RESIDNTL	1040	167,600
PO BOX 152				6 Sidewalk		RES LAND	1040	18,500
SUPPLEMENTAL DATA								
Alt Prcl ID 0063 0002 0022				Ward 2				
Acreage 000.13				Parcel ID 057-349-000				
Photo				TIF-District				
District				State Use 1040				
GIS ID 057-349-000				Assoc Pid#				
Total							186,100	

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
Year		Code		Assessed V		Year		Code		Assessed		Year		Code		Assessed		
EJ HOLDINGS LLC		14951 0196		12-30-2023		U I				0 1B		2025 1040		167,600		2024 1040 140,100		
EJ HOLDINGS LLC		14951 0155		12-29-2023		U I				0 1B		1040		18,500		2023 1040 14,300		
WILLIAMS JOHNEISHA J		14638 0303		11-21-2022		U I				0 1								
EJ HOLDINGS LLC		14549 0198		08-18-2022		Q I				150,000 01								
SUTTIE PROPERTIES LLC		12063 0163		08-04-2015		U I				0 1A								
Total							186,100		Total		154,400		Total		154,400			

EXEMPTIONS				APPRAISED VALUE SUMMARY			
Year	Code	Description	Amount	Appraised Bldg. Value (Card)			161,500
				Appraised Xf (B) Value (Bldg)			6,100
				Appraised Ob (B) Value (Bldg)			0
				Appraised Land Value (Bldg)			18,500
				Total Assessed Value			186,100
Total			0.00	Exemptions			0.00
Total			0.00	Valuation Method			C
				Total Taxable Value			186,100

BUILDING PERMIT RECORD								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
1623	04-04-2016	DE	DEMOLISH	1,000		100	04-04-2016	DEMO GARAGE

NOTES								
1-2BD/1BTH								
1-2BD/1BTH GRY/IA+								
FNDTN SETTLE/2 FURNACES								
POOR LAYOUT=BDRMS								
2XLQMK WITH FAIR CABS								
AGE EST/CHIM CRKD								

VISIT / CHANGE HISTORY					
Date	Id	Type	Is	Cd	Purpost/Result
06-30-2017	AB			53	BLDG PERMIT WORK CO
05-16-2016	KL			61	Field Review
03-11-2015	NP			01	Measured+1Visit
03-11-2015	NP			02	Measured+2Visit - Info Car
04-17-1992	JM	X		00	Measured+Listed

LAND LINE VALUATION SECTION														
B	Use Code	Description	Zone	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Adj Unit P	Land Value	
1	1040	TWO FAMILY M	RC	5,663 SF	4.36	1.00000	5	1.00	40	0.750		3.27	18,500	
Total Card Land Units				0.1300 SF	Parcel Total Land Area				0.1300	Total Land Value				18,500

VISION
Real Estate
 2/12/2026

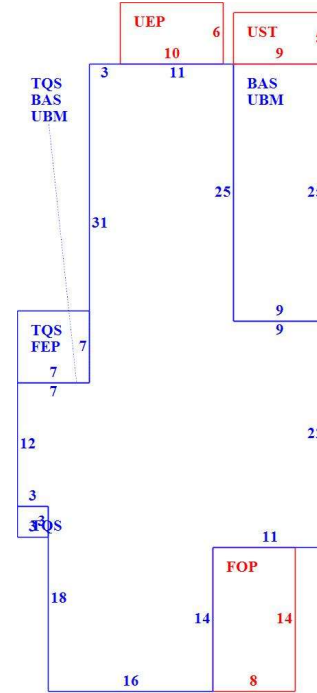
BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,405	1,405	1,405	0	
FEP	Porch, Enclosed, Finished	0	49	34	0	
FOP	Open Porch	0	112	22	0	
TQS	Three Quarter Story	990	1,238	990	0	
UBM	Basement, Unfinished	0	1,405	281	0	
UEP	Porch, Enclosed, Unfinished	0	60	30	0	
UST	Utility, Storage, Unfinished	0	45	20	0	
Ttl Gross Liv / Lease Area		2,395	4,314	2,782		

CONSTRUCTION DETAIL

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description	Element	Cd	Description
Style:	11	Family Conver.			
Model:	01	Residential			
Grade:	03	Average			
Stories:	1.75				
Occupancy	2				
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2	04	Plywood Panel			
Interior Flr 1	14	Carpet			
Interior Flr 2	06	Inlaid Sht Gds			
Heat Fuel	02	Oil			
Heat Type:	05	Hot Water			
AC Type:	02	Heat Pump			
Total Bedrooms	04	4 Bedrooms			
Total Bthrms:	2				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	10	10 Rooms			
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
			MIXED USE		
			Code	Description	Percentage
			1040	TWO FAMILY MDL-01	100
					0
					0
			Building Value New	293,660	
			Year Built	1890	
			Effective Year Built	1976	
			Depreciation Code	F	
			Depreciation %	40	
			Functional Obsol		
			External Obsol		
			Cost to Cure Ovr		
			Condition	SE	
			Condition %	5	
			Percent Good	55	
			RCNLD	161,500	



OB - OUTBUILDING & YARD ITEMS (L) / XF - BUILDING EXTRA FEATURES (B)

Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FPL2	1.5 STORY CHI	B	1	6165.00	1980		50		0.00	3,100
HTP2	HEAT PUMP A	B	1	4000.00	2025		75		0.00	3,000

