

Ownership Description				Assessment Summary					
<b>Name:</b> SCHROEDER, TODD A & SUSAN R REVOCABLE INTER VIVO TRUST 4210 INTEGRITY WAY  SPRINGDALE Subd.: 12955 HERITAGE HILLS S/D S-T-R: 15-17-30 T.D.: 505 SPRINGDALE SCH, JOH <b>Location:</b> 4210 INTEGRITY WAY <b>Legal:</b>		<b>Type:</b> RI Res.Impr <b>Taxable:</b> OF Own-Full <b>Neigh:</b> JOHN4 <b>Owner:</b> 918932 <b>Status:</b> <b>Block:</b> <b>City:</b> JOHNSON <b>Map:</b> <b>Old PID:</b> 785-18023-100		<b>Year</b> 2023 20% 2022 20 % <b>Land</b> 170,000 34,000 100,000 20,000 <b>Bldgs</b> 619,550 123,910 429,800 85,960 <b>Total</b> 789,550 157,910 529,800 105,960		<b>AR</b> 72762-7001 <b>Tax Status:</b> <b>Lot:</b> 053			
Trend				Review Record					
<input checked="" type="checkbox"/> Improving <input type="checkbox"/> Static <input type="checkbox"/> Declining <input type="checkbox"/> New <input type="checkbox"/> Old		<b>Street</b> <input type="checkbox"/> Concrete <input checked="" type="checkbox"/> Asphalt <input type="checkbox"/> ChatSeal <input type="checkbox"/> Gravel <input type="checkbox"/> Dirt		<b>Utilities</b> <input type="checkbox"/> No Water <input type="checkbox"/> No Sewer <input type="checkbox"/> No Gas <input type="checkbox"/> No Electric <input type="checkbox"/> No Telephone		<b>Topography</b> <input type="checkbox"/> High <input type="checkbox"/> Low <input type="checkbox"/> Rough <input type="checkbox"/> Flat <input checked="" type="checkbox"/> Sloping		<b>Landscaping</b> <input type="checkbox"/> Excellent <input type="checkbox"/> Good <input checked="" type="checkbox"/> Average <input type="checkbox"/> Poor <input type="checkbox"/> None	
Building Permit Record									
<b>Date</b>		<b>Amount</b>		<b>Purpose</b>		<b>Note</b>			
12/17/2013		505,789		NC New Cons		FOR 2015 NSFR 100% COMPLETE. (MCB 3/24/15) //			

Ownership Record						
Date	Book	Page/Inst#	Amount	Type	Grantee	Remarks
4/25/2024	2024-11286		925,000	WD	SCHROEDER, TODD A & SUSAN R REVOC	JBF 5-13-2024
7/25/2016	2016-21226		529,000	WD	HARRIS, JUDITH A REVOCABLE TRUST	DCM 8-2-2016
11/21/2013	2013-39093		60,000	WD	BRANCH FAMILY TRUST	RNL 11-26-13
3/6/2013	2013-7397			CD	LEGACY NATIONAL BANK	NLB 3-7-13 NO REV

Land Record												785/785-19208-000			
Sub	PT	Size/Front	Size Pri/Sec	Depth	Adj	Rate	Pri/Sec	O	Adj1	%	Adj2	%	Value	NC	HS
HL		1.000	1.000		.000	100000.00			L	70			170,000		
													.47AC		



SEE IMAGE FOR SALES FLYER. LISTED AT \$600,000.

**Total:** 170,000

Occupancy	Construction	1st Flr	Total Liv	Grade	Age	YC	YR	Cond	Replace	Rem %	Physical	Functional	External	Actual	NC	HS
SingleF	ONE+MasonVen	2,422	4,000	2+10	9	2014		A	636,790	94	598,582			598,582		
OB/YI Total Contributory Value (RCN x Accrued Depreciation x Market Adjustment + Flatted Items + Other Additives)													20,985			
<b>Total</b>													619,550			

Ext Wall	Roof Type	Sketch Area	Building Computation					
MASONVEN	<input type="checkbox"/> Hip		Base Price			30.91		
<input type="checkbox"/> Low Cost	<input type="checkbox"/> Mansard		+/- Grade	1.100				
<input type="checkbox"/> Standard	<input type="checkbox"/> Gambrel		Story Hgt Factor	.934				
<input type="checkbox"/> Comb M/F	<input type="checkbox"/> Arched		Grade Adj Factor	1.450				
<input checked="" type="checkbox"/> MasonVen	<input type="checkbox"/> Gable		Composite Factor		1.490			
<input type="checkbox"/> Other	<input type="checkbox"/> Flat		Adj Price per SF		46.06			
<b>Foundation</b>	<input checked="" type="checkbox"/> HipGable		Total Base SF		4,000			
<input type="checkbox"/> Open Pier	<input type="checkbox"/> Other		Base Value		184,240			
<input type="checkbox"/> Closed Pier	<b>Roof Cover</b>		<b>Adjustments to Base</b>					
<input checked="" type="checkbox"/> Slab	<input type="checkbox"/> Asp Shing		<b>Item</b>	<b>S.F./Qty</b>	<b>Rate</b>	<b>Total</b>		
<input type="checkbox"/> Other	<input checked="" type="checkbox"/> Fib Shing	Foundation	2,422					
<b>Floor Struct</b>	<input type="checkbox"/> Wd Shing	Floor Structure	2,422					
<input type="checkbox"/> Wood SubF	<input type="checkbox"/> Wd Shakes	Ins Floor						
<input checked="" type="checkbox"/> Elev Slab	<input type="checkbox"/> Clay/Slate	Ins Wall						
<input type="checkbox"/> Slab Grade	<input type="checkbox"/> GalvAlum	Ins Ceiling						
<input type="checkbox"/> Other	<input type="checkbox"/> Other	Heat & Cool	4,000	3.59	14,360			
<b>Insulation</b>	<b>Plumbing</b>	Floor Cover	1,600	4.47	7,152			
<input type="checkbox"/> Floor	Full 3	Roof Cover	2,422					
<input checked="" type="checkbox"/> Wall	Half 1	Plumbing		829.00				
<input checked="" type="checkbox"/> Ceiling	Extra	Fireplace	1	1692.00	1,692			
<b>Heat/Cool</b>	<b>Fireplaces</b>	Basement						
<input type="checkbox"/> None	Type 1SF	FLOORC C	1600	2.36	3,776			
<input type="checkbox"/> Hot Air/F	Count 1	FLOORC T	800	6.41	5,128			
<input type="checkbox"/> F/W Furn		FRPL 1SF	1	.00N				
<input checked="" type="checkbox"/> Central		<b>Base Structure and Additive Items</b>						
<input type="checkbox"/> Elec Base		<b>Item</b>	<b>Area</b>	<b>Rate</b>	<b>Factor REL</b>	<b>Total</b>	<b>NC</b>	<b>HS</b>
<input type="checkbox"/> Elec Ceil		A MN	2422	30.91	1.490	111,557		
<input type="checkbox"/> Other		B MFB	600	11.37	1.195	8,154		
<b>Floor Cover</b>		C OP	51	12.85	1.195	783		
<input type="checkbox"/> None		D MFA	240	19.48	1.195	5,587		
<input type="checkbox"/> Softwood		E WD	150	7.02	1.130	1,190		
<input checked="" type="checkbox"/> HW Sheath		F SEP	370	12.91	1.195	5,709		
<input type="checkbox"/> HW Parq		G MP	405	5.52	1.130	2,527		
<input type="checkbox"/> Linoleum		H 1+	1578	30.91	1.490	72,683		
<input type="checkbox"/> CarpetTile		Total of Above				240,298		
<input type="checkbox"/> Cer Tile		Market Adjustment				2,650		
<input type="checkbox"/> Stone		Total Structure RCN				636,790		
<input type="checkbox"/> Other		Inspected: KDA 8/30/2022	Contact: PI					
<b>Basement</b>		Revisited:	Int.Est?:					
<input type="checkbox"/> Unfinished		Entered: CDS 9/22/2022	Sk. File:					
<input type="checkbox"/> Finished		Printed: 7/30/2025	Status:					
<input type="checkbox"/> Fin Part								
<b>Total</b>							7,919	

AACU14R20U2R16D2R16D8R20D34L12D2L9D2L13U12L26U20L12  
 ABR12D20R26CD24L6D2L12U2L6U24R24 ACR12D20R26D12R11CR2U2R9D5L11U3  
 ADCR12\*20 AEU14R20U2R16D2CU10\*15 AFU14R20U2R16D2R15CU10R21D18L20U8L1  
 12/19/2018: FOR 2020 ADDED MP. PERGOLA NCV OVER MP. DOG IN  
 BACK, USED PICTO TO EST.