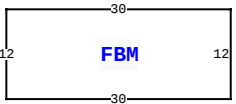




BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY															
ELEMENT		CD		CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall		19		COMMON BRK 50		0100	01	2,798	135.0022	151.20	423,058	1961	1995		0		0	30.00	70.00	1															
Exterior Wall		32		HARDIE BRD 50		1 SINGLE FAM 100% - 2020										Heated Area: 2477										HX Base Yr 2020									
Roof Structur		08		IRREGULAR 100																															
Roof Cover		03		COMP SHNGL 100																															
Interior Wall		05		DRYWALL 100																															
Interior Floo		12		HARDWOOD 80																															
Interior Floo		15		HARDTILE 20																															
Air Condition		03		CENTRAL 100																															
Heating Type		04		AIR DUCTED 100																															
Bedrooms				3 100																															
Bathrooms				2.5 100																															
Frame		01		NONE 100																															
Stories		1.5		1.5 100																															
Architectual		05		CONV 100																															
Units				0 100																															
Condition Adj		03		03 100																															
Kitchen Adjus		02		02 100																															
Quality		06		06																															
DOR CODE		0100		SINGLE FAMILY																															
MAP NUM				MKT AREA				06																											
NEIGHBORHOOD/LOC		5417.0600		1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	327	100		327	34,609																														
BAS	1,790	100		1,790	189,454																														
FBM	360	80		288	30,482																														
FGR	168	55		92	9,737																														
FGR	492	55		271	28,683																														
FOP	100	30		30	3,175																														
TOTALS		3,237			2,798	296,141																													
EXTRA FEATURES						570 SE EVERGREEN DR, LAKE CITY																													
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES																			
1	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500																				
2	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000																				
3	0280	POOL R/CON	0 100	15	30	450.00	UT	70.00	70.00	30	1961	1961	3	30	9,450																				
4	0080	DECKING	0 100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	6,000																				
5	0282	POOL ENCL	0 100	30	40	1,200.00	UT	15.00	15.00	30	2005	2005	3	30	5,400																				
LAND DESCRIPTION						TOTAL OB/XF										23,350																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV											
1	0133	C	SFR LAKE	100		*RSF	120.00	250.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000																		
										</																									