

MACWAN MAHENDRA J
1381 CLAY ST
FLEMING ISLAND, FL 32003

00-00-00-10969-000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 3		1									
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		15		CONC BLOCK 100		8000		04		5,863		68.0568		28.58		167,565		1964		1964		0		0		0		50.00		50.00		VALUATION BY					STANDARD				
Roof Structur		01		FLAT 100		1 MANUF LGHT 0% - 2023 Unexpected EOF () at line 1:4 inside area NULL. Expecting COLON or EQUAL.										Heated Area: 5334 HX Base Yr										Tax Group: 1					Tax Dist:										
Roof Cover		04		BUILT-UP 100																						BUILDING MARKET VALUE					259,294										
Interior Wall		04		PLYWOOD 60																						TOTAL MARKET OB/XF VALUE					10,500										
Interior Wall		05		DRYWALL 40																						TOTAL LAND VALUE - MARKET					38,250										
Interior Floo		06		VINYL ASB 50																						TOTAL MARKET VALUE					308,044										
Interior Floo		14		CARPET 50																						SOH/AGL Deduction					0										
Air Condition		03		CENTRAL 100																						ASSESSED VALUE					308,044										
Heating Type		04		AIR DUCTED 100																						TOTAL EXEMPTION VALUE					0										
Fixtures				4 100																						BASE TAXABLE VALUE					308,044										
Frame		03		MASONRY 100																						TOTAL JUST VALUE					308,044										
Story Height				8 100												NCON VALUE					0																				
RMS				10 100												INCOME VALUE																									
Stories		0		0 100												PREVIOUS YEAR MKT VALUE					308,044																				
Units		0		0 100																																					
Condition Adj		03		03 100																																					
Quality		03		03																																					
DOR CODE		4100		LIGHT MANUFACTURE																																					
MAP NUM				MKT AREA		07																																			
NEIGHBORHOOD/LOC		810317.00		1.00/																																					
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																															
BAS		5,334		100				5,334		76,223																															
CAN		1,764		30				529		7,560																															
TOTALS		7,098						5,863		83,782																															
EXTRA FEATURES																																									
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		0140		CLFENCE 6		0 0		0 0		1.00		UT 0.00				0.00		100		2008		2008		3		100		2,500													
2		0166		CONC,PAVMT		0 0		0 0		1.00		UT 0.00				0.00		100		2008		2008		3		100		4,500													
3		0119		MASONRY WA		0 0		0 0		1.00		UT 0.00				0.00		100		0		0		3		100		3,500													

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