

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY												
CONSTRUCTION										VALUATION SUMMARY																						
ELEMENT	CD		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION BY	STANDARD															
Exterior Wall	04	SINGLE SID 100	0100	01	673	43.8840	49.15	33,078	1920	1920	10	0	0	35.00	55.00	Tax Group: 1	Tax Dist:															
Roof Structure	03	GABLE/HIP 100	1 SINGLE FAM 0% - 0										Heated Area: 667										HX Base Yr									
Roof Cover	01	MINIMUM 100											BUILDING MARKET VALUE										18,193									
Interior Wall	02	WALL BD/WD 100											TOTAL MARKET OB/XF VALUE										0									
Interior Floor	09	PINE WOOD 100											TOTAL LAND VALUE - MARKET										2,108									
Air Condition	01	NONE 100											TOTAL MARKET VALUE										20,301									
Heating Type	02	CONVECTION 100											SOH/AGL Deduction										0									
Bedrooms		3 100											ASSESSED VALUE										20,301									
Bathrooms		1 100											TOTAL EXEMPTION VALUE										0									
Frame	01	NONE 100											BASE TAXABLE VALUE										20,301									
Stories	1.	1. 100											TOTAL JUST VALUE										20,301									
Architectural Units	05	CONV 100											NCON VALUE										0									
Condition Adj	01	01 100											INCOME VALUE																			
Kitchen Adjus	01	01 100											PREVIOUS YEAR MKT VALUE										20,301									
Quality		01 01																														
DOR CODE		0100	SINGLE FAMILY																													
MAP NUM			MKT AREA		07																											
NEIGHBORHOOD/LOC		820317.00 1.00/																														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	58	100		58	1,568																											
BAS	609	100		609	16,463																											
UOP	32	20		6	162																											
TOTALS		699		673	18,193																											
EXTRA FEATURES										781 NW GEORGIA AVE, 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															