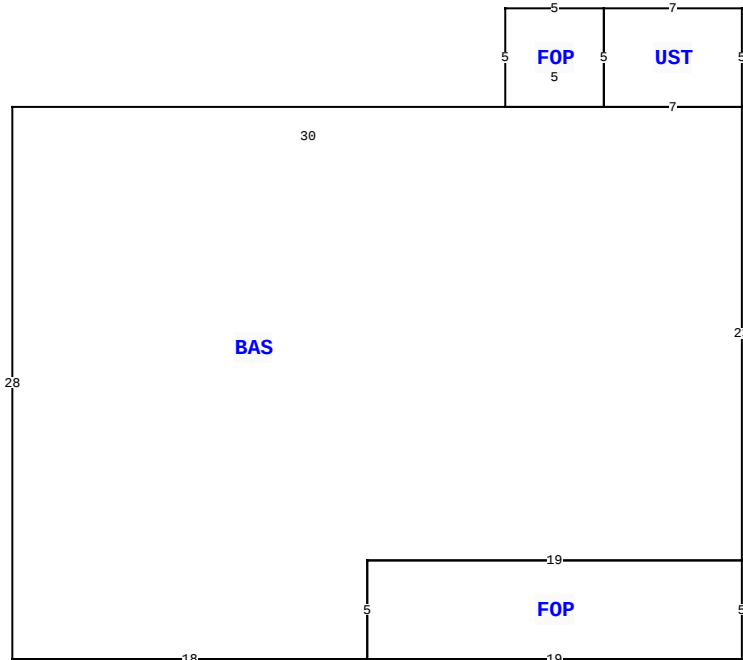


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY											
Exterior Wall		19	COMMON BRK 90		0100	01	993	113.4640	127.08	126,190	1985	1985	10	0	0	35.00	55.00	VALUATION BY		STANDARD									
Exterior Wall		05	AVERAGE 10		1 SINGLE FAM 0% - 0													Heated Area: 941		HX Base Yr									
Roof Structure		03	GABLE/HIP 100																										
Roof Cover		03	COMP SHNGL 100																										
Interior Wall		05	DRYWALL 100																										
Interior Floor		06	VINYL ASB 100																										
Air Condition		03	CENTRAL 100																										
Heating Type		04	AIR DUCTED 100																										
Bedrooms			2 100																										
Bathrooms			1 100																										
Frame		01	NONE 100																										
Stories		1.	1. 100																										
Architectural Units		05	CONV 100																										
Condition Adj		03	03 100																										
Kitchen Adjus		01	01 100																										
Quality		05	05																										
DOR CODE		0100SINGLE 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	941	100		941	65,770																								
FOP	25	30		8	559																								
FOP	95	30		28	1,957																								
UST	35	45		16	1,118																								
TOTALS		1,096			993	69,404																							
EXTRA FEATURES					403 NW GIBSON LN, 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													