

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																																		
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																																		
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		31	VINYL SID 100		0800	02	960	112.9000	67.74	65,030	1997	1996	0	0	0	60.00	40.00	Tax Group: 2										Tax Dist:																										
Roof Structur		03	GABLE/HIP 100		1 MOBILE HME 0% - 0										Heated Area: 960										HX Base Yr										BUILDING MARKET VALUE										26,012									
Roof Cover		03	COMP SHNGL 100		16 60 60 16 BAS																				TOTAL MARKET OB/XF VALUE										5,378																			
Interior Wall		05	DRYWALL 100																						TOTAL LAND VALUE - MARKET										18,500																			
Interior Floo		14	CARPET 90																						TOTAL MARKET VALUE										49,890																			
Interior Floo		08	SHT VINYL 10																						SOH/AGL Deduction										10,875																			
Air Condition		03	CENTRAL 100																						ASSESSED VALUE										39,015																			
Heating Type		04	AIR DUCTED 100																						TOTAL EXEMPTION VALUE										0																			
Bedrooms			2 100																						BASE TAXABLE VALUE										39,015																			
Bathrooms			2 100																						TOTAL JUST VALUE										49,890																			
Stories		1.	1. 100																						NCON VALUE										0																			
Architectual		01	CONV 100																						INCOME VALUE																													
Units			0 100		PREVIOUS YEAR MKT VALUE										44,744																																							
Condition Adj		03	03 100																																																			
Kitchen Adjus		01	01 100																																																			
Quality		05	05																																																			
DOR CODE		0200	MOBILE HOME																																																			
MAP NUM			MKT AREA		06																																																	
NEIGHBORHOOD/LOC		3417.0200	1.00/																																																			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																																	
BAS	960	100		960	26,012																																																	
TOTALS		960		960	26,012																																																	
EXTRA FEATURES										215 SE RACHEL WAY, 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	0294	SHED WOOD/	0	0	8	10	1.00	UT	0.00	0.00	100	1996	1996	3	100	500																																						
2	0070	CARPORT UF	0	0	20	21	420.00	UT	1.50	1.50	60	1996	1996	3	60	378																																						
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000																																						
4	0120	CLFENCE 4	0	0	0	0	600.00	UT	2.50	2.50	100	1996	1996	3	100	1,500																																						
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