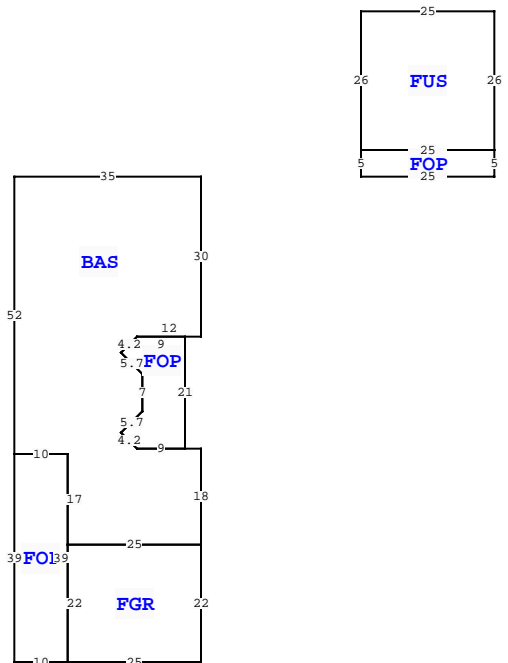


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	14	WD SHINGLE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,150	118.5534	132.78	418,257	2002	2002	0	0	22.00	78.00	
1 SINGLE FAM - 100% - 2003												
Heated Area: 2633												
HX Base Yr 2003												



Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	5417.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,983	100		1,983	205,376
FGR	550	55		302	31,278
FOP	125	30		38	3,936
FOP	199	30		60	6,214
FOP	390	30		117	12,117
FUS	650	100		650	67,319
TOTALS	3,897			3,150	326,240

EXTRA FEATURES

1793 SW PALOMA CT, 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	624.00	UT	2.00	2.00	100	2002	2002	3	100	1,248	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1			Tax Dist:
BUILDING MARKET VALUE			326,240
TOTAL MARKET OB/XF VALUE			1,248
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			345,988
SOH/AGL Deduction			119,655
ASSESSED VALUE			226,333
TOTAL EXEMPTION VALUE			50,722
BASE TAXABLE VALUE			175,611
TOTAL JUST VALUE			345,988
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			329,516

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048234	Roof Replacement	18,000	09/21/2023
2215	SFR	688	09/25/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1341/1868	7/14/2017	QC	U	I	11	100

GRANTOR: FREDERICK A PARIS
GRANTEE: ALEYDA A FERRER DUC
0934/2086 9/06/2001 WD Q I 209,800
GRANTOR: COLUMBIA INVESTORS LL
GRANTEE: DUCHESNE & FIGUEROA

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	
BAS= W35 S52 FOP= S39 E10 N39 W10\$ E10 S17 FGR= S22 E25 N22 W25\$ E25 N18 W3 FOP= N21 W9 L3 D3 D4 R4 S7 L4 D4 D3 R3 E9\$ W9 L3 U3 U4 R4 N7 L4 U4 U3 R3 E12 N30\$ PTR= E30 POP= E25 N5 FUS= N26 W25 S26 E25 \$ W25 S5\$ W30\$.	

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100			42.00	104.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							