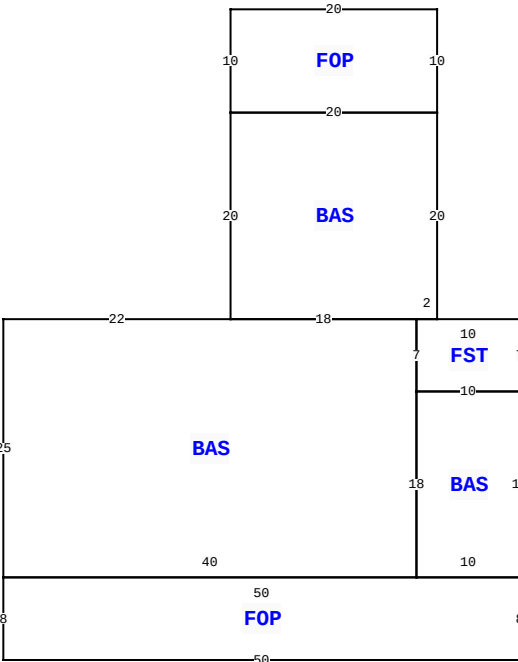


ROWE PEGGY F MORRIS
207 SW OLSON GLN
LAKE CITY, FL 32024

06-5S-17-09129-018

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	15	CONC BLOCK 80					0100	01	1,798	96.8436	108.46	195,011	1975	1975	5	0		0	35.00	60.00	VALUATION BY					STANDARD										
Exterior Wall	19	COMMON BRK 20					1 SINGLE FAM 100% - 0										Heated Area: 1580					HX Base Yr					Tax Group: 3					Tax Dist:				
RooF Structur	03	GABLE/HIP 100															BUILDING MARKET VALUE					117,007														
Roof Cover	12	MODULAR MT 100															TOTAL MARKET OB/XF VALUE					2,800														
Interior Wall	05	DRYWALL 100															TOTAL LAND VALUE - MARKET					14,396														
Interior Floo	14	CARPET 90															TOTAL MARKET VALUE					134,203														
Interior Floo	08	SHT VINYL 10															SOH/AGL Deduction					77,269														
Air Condition	03	CENTRAL 100															ASSESSED VALUE					56,934														
Heating Type	04	AIR DUCTED 100															TOTAL EXEMPTION VALUE					HX HB 31,934														
Bedrooms		3 100															BASE TAXABLE VALUE					25,000														
Bathrooms		1 100															TOTAL JUST VALUE					134,203														
Frame	01	NONE 100															NCON VALUE					0														
Stories	1.	1. 100					INCOME VALUE																													
Architectual	05	CONV 100					PREVIOUS YEAR MKT VALUE					134,203																								
Units		0 100																																		
Condition Adj	02	02 100																																		
Kitchen Adjus	01	01 100																																		
Quality	05	05																																		
DOR CODE	0100	SINGLE FAMILY																																		
MAP NUM		MKT AREA 01																																		
NEIGHBORHOOD/LOC	6517.00	1.00/																																		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																															
BAS	180	100		180	11,714																															
BAS	400	100		400	26,030																															
BAS	1,000	100		1,000	65,076																															
FOP	200	30		60	3,905																															
FOP	400	30		120	7,809																															
FST	70	55		38	2,473																															
TOTALS	2,250			1,798	117,007																															
EXTRA FEATURES						207 SW OLSON GLN, LAKE CITY										BLD DATE				LGL DATE																
																XF DATE				LAND DATE																
																INC DATE				AG DATE																
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	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200																					
2	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300																					
3	0296	SHED METAL	0 100	16	19	1.00	UT	0.00	0.00	100	1993	1993	3	100	300																					
4	0060	CARPORT F	0 100	20	32	1.00	UT	0.00	0.00	100	2012	2012	3	100	800																					
5	0040	BARN, POLE	0 100	24	34	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,200																					
LAND DESCRIPTION						TOTAL OB/XF										2,800																				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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		A-1	0.00	0.00	1.22	AC		1.00	1.00	1.00	11,800.00	11,800.00	14,396																			