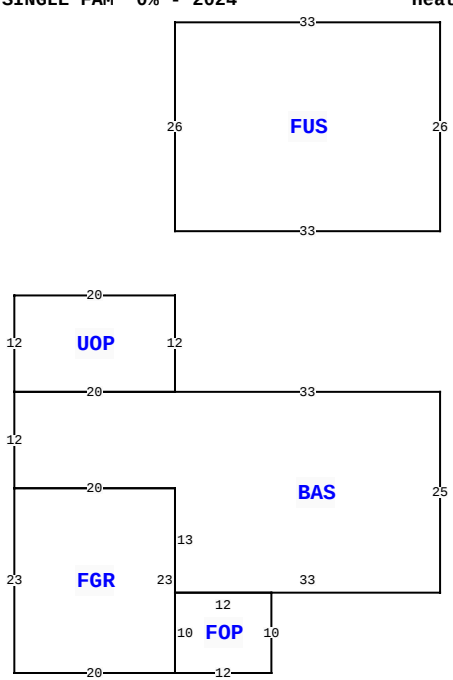


GREEN JORDAN L/GREEN BONNIE S
203 NW JOHNS POND CT
LAKE CITY, FL 32055

07-3S-16-02029-002



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 80		0100	01	2,260	130.1038	145.72	329,327	1977	1977		0		0	35.00	65.00	VALUATION BY					STANDARD										
Exterior Wall	10	ABOVE AVG. 20		1 SINGLE FAM 0% - 2024										Heated Area: 1923										HX Base Yr									
Roof Structur	03	GABLE/HIP 100												BUILDING MARKET VALUE										214,063									
Roof Cover	03	COMP SHNGL 100												TOTAL MARKET OB/XF VALUE										7,038									
Interior Wall	05	DRYWALL 100												TOTAL LAND VALUE - MARKET										90,000									
Interior Floo	12	HARDWOOD 100												TOTAL MARKET VALUE										232,621									
Air Condition	03	CENTRAL 100												SOH/AGL Deduction										0									
Heating Type	04	AIR DUCTED 100		ASSESSED VALUE										232,621																			
Bedrooms		3 100		TOTAL EXEMPTION VALUE										0																			
Bathrooms		2.5 100		BASE TAXABLE VALUE										232,621																			
Frame	01	NONE 100		TOTAL JUST VALUE										311,101																			
Stories	2.	2. 100		NCON VALUE										0																			
Architectual	05	CONV 100		INCOME VALUE																													
Units		0 100		PREVIOUS YEAR MKT VALUE										311,101																			
Condition Adj	03	03 100																															
Kitchen Adjus	01	01 100																															
Quality		06 06																															
DOR CODE		5000		IMPROVED AG																													
MAP NUM				MKT AREA				01																									
NEIGHBORHOOD/LOC		7316.00		1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																												
BAS	1,065	100		1,065	100,875																												
FGR	460	55		253	23,964																												
FOP	120	30		36	3,410																												
FUS	858	100		858	81,268																												
UOP	240	20		48	4,547																												
TOTALS		2,743				2,260		214,063		BLD DATE				LGL DATE		04/07/2025		MLU															
EXTRA FEATURES		203 NW JOHNS POND CT, LAKE CITY										XF DATE				LAND DATE		10/16/2023		SPF													
												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	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000																	
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400																	
3	0260	PAVEMENT-A	0	0	810	10	8,100.00	UT	0.50	0.50	75	1993	1993	3	75	3,038																	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800																	
5	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600																	
6	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200																	
LAND DESCRIPTION		TOTAL OB/XF										7,038																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000																
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520																
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	81,000																
REVIEW DATE		01/25/2023		BY	KS	Total Acres: 10.00		Total Land Value: 11,520		Market: 81,000		Agricultural: 2,520		Common: 9,000		PRINTED 10/01/2025 BY SYS																	