

SANDLIN PAM
805 SW DYAL AVE
LAKE CITY, FL 32024

07-5S-16-03487-014

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													
Exterior Wall	31	VINYL SID 100																													
Roof Structure	03	GABLE/HIP 100																													
Roof Cover	01	MINIMUM 100																													
Interior Wall	05	DRYWALL 100																													
Interior Floor	14	CARPET 90																													
Interior Floor	08	SHT VINYL 10																													
Air Condition	03	CENTRAL 100																													
Heating Type	04	AIR DUCTED 100																													
Bedrooms		2 100																													
Bathrooms		2 100																													
Stories	1.	1. 100																													
Architectual Units	01	CONV 100																													
Condition Adj	03	03 100																													
Kitchen Adjus	01	01 100																													
Quality		05 05																													
DOR CODE		0200	MOBILE HOME																												
MAP NUM			MKT AREA																	02											
NEIGHBORHOOD/LOC		7516.0100	1.00/																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
BAS	1,456	100		1,456	37,355																										
FOP	56	35		20	513																										
FSP	120	40		48	1,232																										
FST	128	55		70	1,796																										
UCP	470	20		94	2,412																										
TOTALS		2,230		1,688	43,307																										
EXTRA FEATURES						944 SW BOYETTE TER, LAKE CITY										BLD DATE				LGL DATE				05/10/2024				MLU			
																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	0210	GARAGE U	0	0	19	19	1.00	UT	0.00	0.00	100	0	0	3	100	800															
2	0296	SHED METAL	0	0	0	0	1.00	UT	100.00	100.00	50	2006	2006	3	50	50															
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000															
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400															
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000															
6	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300															
7	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200															
LAND DESCRIPTION						TOTAL OB/XF										11,750															
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	0102	C	SFR/MH	0		RSF/MH	0.00	0.00	2.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	24,000														
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