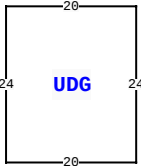
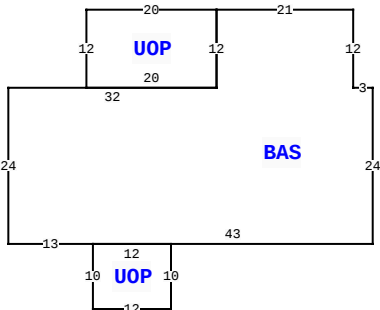


08-4S-16-02816-023

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	0201	02	1,974	117.9000	110.83	218,778	1991	2015	0	0	0	21.00	79.00	Tax Group: 3					Tax Dist:											
Roof Structur	03	GABLE/HIP	100	1 MANUF 1 100% - 2022										Heated Area: 1596										HX Base Yr 2022									
Roof Cover	14	PREFIN MT	100																														
Interior Wall	05	DRYWALL	100																														
Interior Floo	14	CARPET	90																														
Interior Floo	08	SHT VINYL	10																														
Air Condition	03	CENTRAL	100																														
Heating Type	04	AIR DUCTED	100																														
Bedrooms		3 100																															
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	01																														
NEIGHBORHOOD/LOC	8416.0200	1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR																					TOT ADJ AREA	SUBAREA MARKET VALUE								
BAS	1,596	100																						1,596	139,739								
UDG	480	60																						288	25,216								
UOP	120	25																						30	2,627								
UOP	240	25		60	5,254																												
TOTALS	2,436			1,974	172,835	343 SW PARKER LN, LAKE CITY										BLD DATE				LGL DATE		04/07/2025		MLU									
EXTRA FEATURES						INC DATE		LAND DATE		AG DATE		BUILDING NOTES																					
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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800																	
2	0060	CARPORT F	0	100	12	20	240.00	UT	2.50	2.50	100	2006	2006	3	100	600																	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2014	2014	3	100	1,200																	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200																	
LAND DESCRIPTION										TOTAL OB/XF										10,800													
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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000																