

CARTER REBA W/HILL JANICE D
3288 SW DAIRY ST
LAKE CITY, FL 32024

12-5S-15-00446-008

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1																					
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	32	HARDIE BRD 100										0100	01	1,135	124.4400		139.37		158,185	2018	2018	0	0	0	7.00	93.00	VALUATION BY																								
Roof Structur	03	GABLE/HIP 100										1 SINGLE FAM 100% - 2019										Heated Area: 1056										HX Base Yr 2019										STANDARD									
Roof Cover	12	MODULAR MT 100										24 BAS 24 44 FOP 6 44																				BUILDING MARKET VALUE										147,112									
Interior Wall	05	DRYWALL 100																														TOTAL MARKET OB/XF VALUE										0									
Interior Floo	12	HARDWOOD 100																														TOTAL LAND VALUE - MARKET										43,950									
Air Condition	03	CENTRAL 100																														TOTAL MARKET VALUE										191,062									
Heating Type	04	AIR DUCTED 100																														SOH/AGL Deduction										146,539									
Bedrooms		2 100																														ASSESSED VALUE										44,523									
Bathrooms		2 100																														TOTAL EXEMPTION VALUE										HX HB WX SX DX 44,523									
Frame	02	WOOD FRAME 100																														BASE TAXABLE VALUE										0									
Stories	1.	1. 100																														TOTAL JUST VALUE										191,062									
Architectual Units	05	CONV 100																														INCON VALUE										0									
		0 100										INCOME VALUE																																							
												PREVIOUS YEAR MKT VALUE										192,644																													
Quality		05		05																																															
DOR CODE		0100		SINGLE FAMILY																																															
MAP NUM												MKT AREA		02																																					
NEIGHBORHOOD/LOC		12515.00										1.00/																																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																														
BAS	1,056	100		1,056	136,873																																														
FOP	264	30		79	10,239																																														
TOTALS		1,320				1,135		147,112																																											
EXTRA FEATURES										3288 SW DAIRY ST, 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	04/07/2025 MLU																																		
LAND DESCRIPTION										TOTAL OB/XF										0																															
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	2.93	AC		1.00	1.00	1.00	15,000.00	15,000.00	43,950																																		