

WARE FLOYD
P O BOX 1535
LAKE CITY, FL 32056-1535

13-2S-17-04709-002

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																			
ELEMENT		CD		31 VINYL SID 100						TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION BY		STANDARD			
Exterior Wall		03		GABLE/HIP 100						0201		02		1,749		115.9000		108.95		190,554		1996		1996		0		0		45.00		55.00		Tax Group: 3		Tax Dist:			
Roof Structur		03		2 MANUF 1 100% - 2004																Heated Area: 1674										HX Base Yr 2004				104,805					
Roof Cover		12		MODULAR MT 100																														11,402					
Interior Wall		05		DRYWALL 100																														5,481					
Interior Floo		14		CARPET 90																														121,688					
Interior Floo		08		SHT VINYL 10																														72,417					
Air Condition		03		CENTRAL 100																														49,271					
Heating Type		04		AIR DUCTED 100																														25,000					
Bedrooms				3 100																														24,271					
Bathrooms				2 100																														121,688					
Stories		1.		1. 100																														0					
Architectual		01		CONV 100																														121,688					
Units				0 100																																			
Condition Adj		03		03 100																																			
Kitchen Adjus		01		01 100																																			
Quality		05		05																																			
DOR CODE		0200		MOBILE HOME																																			
MAP NUM				MKT AREA																														05					
NEIGHBORHOOD/LOC		1217.00		1.00/																																			
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																													
BAS		1,674		100				1,674		100,310																													
UOP		300		25				75		4,494																													
TOTALS		1,974						1,749		104,805																													
EXTRA FEATURES										3002 NE GREENFIELD TOWER RD, 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		0021		BARN,FR AE		0 100		24 34		816.00		UT 3.00				3.00		100		1993		1993		3		100		2,448											
2		0166		CONC,PAVMT		0 100		24 24		576.00		UT 1.50				1.50		100		1993		1993		3		100		864											
3		9945		Well/Sept		0 100		0 0		1.00		UT 7,000.00				7,000.00		100						3		100		7,000											
4		0070		CARPORT UF		0 100		18 20		360.00		UT 3.00				3.00		50		1996		1996		3		50		540											
5		0080		DECKING		0 100		0 0		1.00		UT 0.00				0.00		100		2011		2011		3		100		50											
6		0040		BARN,POLE		0 100		0 0		1.00		UT 0.00				0.00		100		2011		2011		3		100		300											
7		0252		LEAN-TO W/		0 100		0 0		1.00		UT 0.00				0.00		100		2011		2011		3		100		100											
8		0252		LEAN-TO W/		0 100		0 0		1.00		UT 0.00				0.00		100		2011		2011		3		100		100											