



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 70	0100	01	2,857	110.8222	124.12	354,611	1986	2010	0	0	0	15.05	84.95	VALUATION BY						STANDARD												
Exterior Wall	31	VINYL SID 30	1 SINGLE FAM - 100% - 2024										Heated Area: 2722					HX Base Yr 2024					Tax Group: 3						Tax Dist:					
Roof Structure	03	GABLE/HIP 100											BUILDING MARKET VALUE										301,242											
Roof Cover	03	COMP SHNGL 100											TOTAL MARKET OB/XF VALUE										58,837											
Interior Wall	05	DRYWALL 100											TOTAL LAND VALUE - MARKET										55,000											
Interior Floor	13	LAM/VNLPLK 50											TOTAL MARKET VALUE										415,079											
Interior Floor	14	CARPET 50											SOH/AGL Deduction										17,621											
Air Condition	03	CENTRAL 100											ASSESSED VALUE										397,458											
Heating Type	04	AIR DUCTED 100											TOTAL EXEMPTION VALUE										HX HB 13 397,458											
Bedrooms	3	100											BASE TAXABLE VALUE										0											
Bathrooms	2.5	100											TOTAL JUST VALUE										415,079											
Frame	01	NONE 100											NCON VALUE										0											
Stories	1.5	1.5 100											INCOME VALUE																					
Architectual	05	CONV 100											PREVIOUS YEAR MKT VALUE										386,257											
Units	0	100																																
Condition Adj	03	03 100																																
Kitchen Adjus	01	01 100																																
Quality	05	05																																
DOR CODE	0100	SINGLE FAMILY																																
MAP NUM		MKT AREA																																
NEIGHBORHOOD/LOC	13415.00	1.00/																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																													
BAS	448	100		448	47,237																													
BAS	482	100		482	50,822																													
BAS	1,792	100		1,792	188,948																													
FOP	203	30		61	6,432																													
FST	50	55		28	2,952																													
UOP	232	20		46	4,851																													
TOTALS	3,207			2,857	301,242																													
EXTRA FEATURES						1900 SW BRIM ST, LAKE CITY																												
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	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800																		
2	0296	SHED METAL	0	100	12	24	288.00	UT	7.00	7.00	100	2005	2005	3	100	2,016																		
3	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	5.00	100	2005	2005	3	100	1,800																		
4	0170	FPLC 2STRY	0	100	0	0	1.00	UT	2,750.00	2,750.00	100	2005	2005	3	100	2,750																		
5	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	2014	2014	3	79	28,314																		
6	0282	POOL ENCL	0	100	0	0	842.00	UT	15.00	15.00	100	2014	2014	3	49	6,189																		
7	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,400																		
8	0031	BARN, MT AE	0	100	28	46	1,288.00	UT	11.00	11.00	100	2016	2016	3	100	14,168																		
9	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,400																		
LAND DESCRIPTION										TOTAL OB/XF										58,837														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	5.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	55,000																	
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