

BUILDING CHARACTERISTICS							MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1										2		
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	31	VINYL SID 100					0201	02	1,216	113.9000	107.07	130,197	2008	2008	0	0	0	42.00	58.00	VALUATION BY										STANDARD									
Roof Structure	03	GABLE/HIP 100					2 MANUF 1 100% - 2010										Heated Area: 1216										HX Base Yr 2010												
Roof Cover	03	COMP SHNGL 100					16 76 16 76 BAS										BUILDING MARKET VALUE										75,514												
Interior Wall	05	DRYWALL 100															TOTAL MARKET OB/XF VALUE										3,700												
Interior Floor	14	CARPET 90															TOTAL LAND VALUE - MARKET										27,000												
Interior Floor	08	SHT VINYL 10															TOTAL MARKET VALUE										106,214												
Air Condition	03	CENTRAL 100															SOH/AGL Deduction										41,594												
Heating Type	04	AIR DUCTED 100															ASSESSED VALUE										64,620												
Bedrooms		3 100															TOTAL EXEMPTION VALUE										HX HB 39,620												
Bathrooms		2 100															BASE TAXABLE VALUE										25,000												
Stories	1.	1. 100															TOTAL JUST VALUE										106,214												
Architectual Units	01	CONV 100 0 100															NCON VALUE										0												
																	INCOME VALUE																						
							PREVIOUS YEAR MKT VALUE										110,120																						
Quality	05	05																																					
DOR CODE	0200	MOBILE HOME																																					
MAP NUM		MKT AREA										06																											
NEIGHBORHOOD/LOC	15417.060	1.00/																																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																		
BAS	1,216	100		1,216	75,514																																		
TOTALS	1,216			1,216	75,514																																		
EXTRA FEATURES						368 SE VALERIE CT, LAKE CITY										BLD DATE				LGL DATE		04/21/2023		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	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200																							
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300																							
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000																							
4	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200																							
LAND DESCRIPTION						TOTAL OB/XF										3,700																							
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	0200	C	MBL HM	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.20	22,500.00	27,000.00	27,000																						