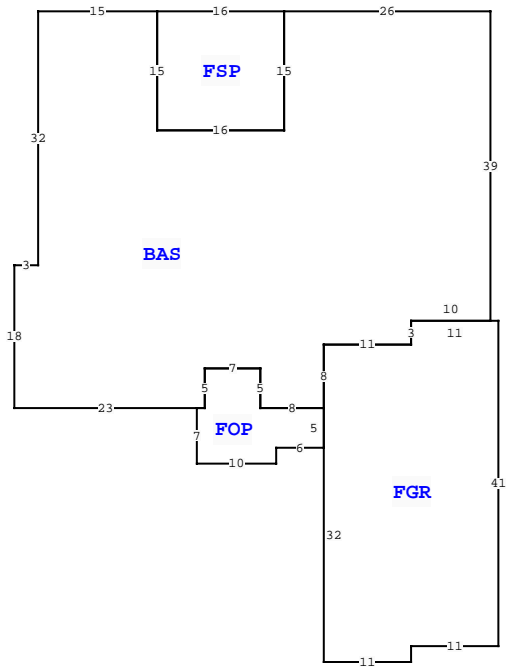


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	80
Interior Floo	12	HARDWOOD	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	18517.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,431	100	
FGR	891	55	
FOP	135	30	
FSP	240	40	
TOTALS	3,697		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,057	125.9060	141.01	431,068	2015	2015	0	0	13.50	86.50
1 SINGLE FAM - 100% - 2016										Heated Area: 2431	HX Base Yr 2016



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	372,874			
TOTAL MARKET OB/XF VALUE	5,514			
TOTAL LAND VALUE - MARKET	55,000			
TOTAL MARKET VALUE	433,388			
SOH/AGL Deduction	170,052			
ASSESSED VALUE	263,336			
TOTAL EXEMPTION VALUE	50,722		HX HB	
BASE TAXABLE VALUE	212,614			
TOTAL JUST VALUE	433,388			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	416,153			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052999	Roof Replacement	36,000	05/02/2025
32809	SFR	1,124	03/26/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1281/2368	9/18/2014	WD Q	Q	V	01	24,000
GRANTOR: OAKS OF LAKE CITY LLC						
GRANTEE: EDWARD COURSON & BA						
1268/1644	1/23/2014	WD U	V	30		50,000
GRANTOR: LINDA JANSSON						
GRANTEE: OAKS OF LAKE CITY L						

EXTRA FEATURES																
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	0166	CONC, PAVMT	0	100	0	0			2.00	100	2015	2015	3	100	5,514	

LAND DESCRIPTION															TOTAL OB/XF									
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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							