

PEDRAZA JOEL/FLORES MARCOLINA
113 SW ELIZABETH CT
LAKE CITY, FL 32025

19-4S-17-08521-000

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		0101		01		2,518		79.1753		64.92		163,469		1990		1990		0		0		0		40.00		60.00		VALUATION BY					STANDARD											
Roof Structur		03		GABLE/HIP 100		1		SFR/MH CON		0%		- 0		Heated Area: 2514										HX Base Yr										Tax Group: 2					Tax Dist:									
Roof Cover		03		COMP SHNGL 100																												BUILDING MARKET VALUE					98,081											
Interior Wall		05		DRYWALL 100																												TOTAL MARKET OB/XF VALUE					288											
Interior Floo		14		CARPET 70																												TOTAL LAND VALUE - MARKET					15,480											
Interior Floo		08		SHT VINYL 30																												TOTAL MARKET VALUE					113,849											
Air Condition		03		CENTRAL 100																												SOH/AGL Deduction					1,315											
Heating Type		04		AIR DUCTED 100																												ASSESSED VALUE					112,534											
Bedrooms				5 100																												TOTAL EXEMPTION VALUE					0											
Bathrooms				3.5 100																												BASE TAXABLE VALUE					112,534											
Frame				N/A 100																												TOTAL JUST VALUE					113,849											
Stories		1.		1. 100																												NCON VALUE					0											
Architectual		05		CONV 100																												INCOME VALUE																
Units				0 100																												PREVIOUS YEAR MKT VALUE					113,849											
Condition Adj		01		01 100																																												
Kitchen Adjus		01		01 100																																												
Quality		04		04																																												
DOR CODE		0100		SINGLE FAMILY																																												
MAP NUM				MKT AREA																																												
NEIGHBORHOOD/LOC		19417.010		1.00/																																												
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																																						
BAS		2,514		100				2,514		97,925																																						
FOP		12		30				4		156																																						
TOTALS		2,526						2,518		98,081																																						
EXTRA FEATURES										113 SW ELIZABETH CT, 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	0166	CONC, PAVMT				0	0	12	20	240.00		UT	2.00		2.00		60	2003	2003	3	60	288																										