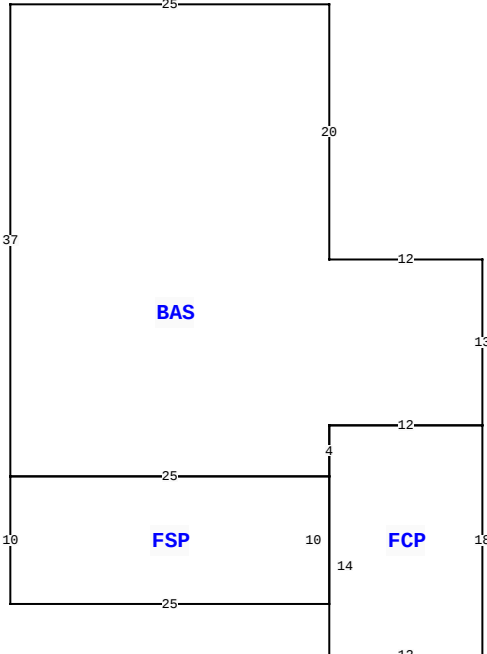




BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY														
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall		19	COMMON BRK 100		0100	01	1,235	120.3600		134.80						0	0	35.00	65.00	VALUATION BY														
Roof Structure		03	GABLE/HIP 100		1 SINGLE FAM 100% - 0															Heated Area: 1081					HX Base Yr					STANDARD				
Roof Cover		14	PREFIN MT 100																						BUILDING MARKET VALUE					108,211				
Interior Wall		05	DRYWALL 100																						TOTAL MARKET OB/XF VALUE					3,729				
Interior Floor		06	VINYL ASB 100																						TOTAL LAND VALUE - MARKET					26,000				
Air Condition		03	CENTRAL 100																						TOTAL MARKET VALUE					137,940				
Heating Type		04	AIR DUCTED 100																						SOH/AGL Deduction					75,029				
Bedrooms			3 100																						ASSESSED VALUE					62,911				
Bathrooms			1 100																						TOTAL EXEMPTION VALUE					HX HB 37,911				
Frame		01	NONE 100																						BASE TAXABLE VALUE					25,000				
Stories		1.	1. 100																						TOTAL JUST VALUE					137,940				
Architectural Units		05	CONV 100																						NCON VALUE					0				
Condition Adj		03	03 100		INCOME VALUE																													
Kitchen Adjus		01	01 100		PREVIOUS YEAR MKT VALUE					137,940																								
Quality		05	05																															
DOR CODE		0100 SINGLE FAMILY																																
MAP NUM			MKT AREA		01																													
NEIGHBORHOOD/LOC		20416.010 1.00/																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																													
BAS	1,081	100		1,081	94,717																													
FCP	216	25		54	4,731																													
FSP	250	40		100	8,762																													
TOTALS		1,547			1,235	108,211																												
EXTRA FEATURES					5163 SW BIRLEY AVE, 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	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	275																		
2	0296	SHED METAL	0	100	12	16	192.00	UT	5.44	5.44	100	1993	1993	3	100	1,044																		
3	0294	SHED WOOD/	0	100	24	30	720.00	UT	1.13	1.13	100	1993	1993	3	100	810																		
4	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400																		
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	600																		
6	0263	PRCH, USP	0	100	0	0	1.00	UT	600.00	600.00	100	2025	2024		100	600																		