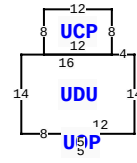


SCOTT WILLIAM B JR/SCOTT KIMBERLY H
780 SW RIDGE ST
LAKE CITY, FL 32024

25-4S-16-03155-116

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																																			
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																																	
Exterior Wall	19	COMMON BRK 100								0100	01	2,684	124.8324	139.81	375,250	1994	1994	0	0	31.00	69.00	VALUATION BY								STANDARD																									
Roof Structur	08	IRREGULAR 100								1 SINGLE FAM 100% - 2004										Heated Area: 1994										HX Base Yr 2004										Tax Group: 2								Tax Dist:							
Roof Cover	03	COMP SHNGL 100																		258,922																																			
Interior Wall	05	DRYWALL 100																		22,980																																			
Interior Floo	14	CARPET 90																		60,000																																			
Interior Floo	08	SHT VINYL 10																		341,902																																			
Air Condition	03	CENTRAL 100																		113,901																																			
Heating Type	04	AIR DUCTED 100								228,001																																													
Bedrooms		3 100								50,722																																													
Bathrooms		2 100								177,279																																													
Frame	01	NONE 100								341,902																																													
Stories		1. 100								0																																													
Architectual	05	CONV 100								0																																													
Units		0 100																																																					
Condition Adj	03	100																																																					
Kitchen Adjus	01	100																																																					
Quality																						07	07																																
DOR CODE																						0100	SINGLE FAMILY																																
MAP NUM																						MKT AREA										01																							
NEIGHBORHOOD/LOC																						25416.030										1.00/																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																																		
BAS	1,994	100		1,994	192,359																																																		
FGR	601	55		331	31,931																																																		
FOP	24	30		7	676																																																		
UCP	96	20		19	1,833																																																		
UDU	280	55		154	14,856																																																		
UEP	294	60		176	16,979																																																		
UOP	15	20		3	289																																																		
TOTALS																						3,304			2,684	258,922																													
EXTRA FEATURES																						780 SW RIDGE ST, 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	1,000.00	UT	1.50	1.50	100	0	0	3	100	1,500																																							
2	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	2005	2005	3	47	16,845																																							
3	0166	CONC, PAVMT	0	100	0	0	558.00	UT	2.50	2.50	100	2005	2005	3	100	1,395																																							
4	0169	FENCE/WOOD	0	100	0	0	208.00	UT	10.00	10.00	50	2005	2005	3	50	1,040																																							
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,800																																							
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	400																																							
LAND DESCRIPTION																						TOTAL OB/XF										22,980																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000																																						