

LIPSCOMB JAMES M/LIPSCOMB LINDA C
331 SE WOODS TERR
LAKE CITY, FL 32025

26-4S-17-08747-117

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		16		WD FR STUC 60		0100		01		1,992		124.3638		139.29		277,466		2007		2007		0		0		23.40		76.60		VALUATION BY					STANDARD						
Roof Structur		08		IRREGULAR 100		1		SINGLE FAM		100%		- 2009		Heated Area: 1682		HX Base Yr 2009														Tax Group: 3					Tax Dist:						
Roof Cover		03		COMP SHNGL 100																										BUILDING MARKET VALUE					212,539						
Interior Wall		05		DRYWALL 100																										TOTAL MARKET OB/XF VALUE					3,503						
Interior Floo		14		CARPET 80																										TOTAL LAND VALUE - MARKET					90,200						
Interior Floo		08		SHT VINYL 20																										TOTAL MARKET VALUE					227,826						
Air Condition		03		CENTRAL 100																										SOH/AGL Deduction					69,247						
Heating Type		04		AIR DUCTED 100																										ASSESSED VALUE					158,579						
Bedrooms				3 100																										TOTAL EXEMPTION VALUE					HX HB 50,722						
Bathrooms				2 100																										BASE TAXABLE VALUE					107,857						
Frame		02		WOOD FRAME 100																										TOTAL JUST VALUE					306,242						
Stories		1.		1. 100																										NCON VALUE					0						
Architectual		05		CONV 100																										INCOME VALUE											
Units				0 100																										PREVIOUS YEAR MKT VALUE					309,849						
Quality		07		07																																					
DOR CODE		5000		IMPROVED AG																																					
MAP NUM				MKT AREA																																					
NEIGHBORHOOD/LOC		26417.020		1.00/																																					
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																															
BAS		1,682		100				1,682		179,463																															
FGR		463		55				255		27,208																															
FOP		35		30				10		1,067																															
FOP		150		30				45		4,801																															
TOTALS		2,330						1,992		212,539																															
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		1,001.00		UT		3.00		3.00		100		2007		2007		3		100		3,003													
2		0296		SHED METAL		0 100		0 0		1.00		UT		0.00		0.00		100		2012		2012		3		100		500													