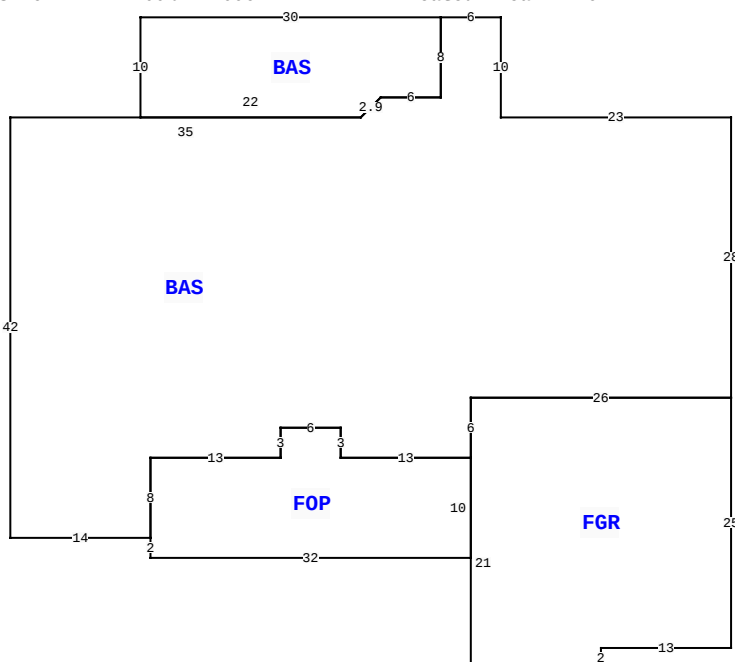


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY													
Exterior Wall	19	COMMON BRK 90		0100	01	3,219	129.3204	144.84	466,240	2005	2005	0	0	0	20.50	79.50	VALUATION BY		STANDARD										
Exterior Wall	31	VINYL SID 10		1 SINGLE FAM 100% - 2006												Heated Area: 2746				HX Base Yr 2006									
Roof Structure	08	IRREGULAR 100																Tax Group: 3		Tax Dist:		370,661							
Roof Cover	03	COMP SHNGL 100																BUILDING MARKET VALUE		30,334									
Interior Wall	05	DRYWALL 100																TOTAL MARKET OB/XF VALUE		16,000									
Interior Floor	15	HARDTILE 100																TOTAL LAND VALUE - MARKET		416,995									
Air Condition	03	CENTRAL 100																TOTAL MARKET VALUE		115,908									
Heating Type	04	AIR DUCTED 100																ASSESSED VALUE		301,687									
Bedrooms		3 100																TOTAL EXEMPTION VALUE		HX HB 50,722									
Bathrooms		2 100																BASE TAXABLE VALUE		250,365									
Frame	02	WOOD FRAME 100																TOTAL JUST VALUE		416,995									
Stories	1.	1. 100																NCON VALUE		0									
Architectural Units	05	CONV 100		INCOME VALUE																									
Condition Adj	03	03 100		PREVIOUS YEAR MKT VALUE		421,750																							
Kitchen Adjus	01	01 100																											
Quality				07 07																									
DOR CODE				0100		SINGLE FAMILY																							
MAP NUM						MKT AREA		03																					
NEIGHBORHOOD/LOC				27216.040		1.00/																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	286	100		286	32,932																								
BAS	2,460	100		2,460	283,263																								
FGR	676	55		372	42,835																								
FOP	338	30		101	11,630																								
TOTALS				3,760				3,219		370,661																			
EXTRA FEATURES						7842 NW US HIGHWAY 41 , LAKE CITY																							
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	2,984.00	UT	2.50	2.50	100	2005	2005	3	100	7,460														
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200														
3	0260	PAVEMENT-A	0 100	12	843	10,116.00	UT	1.50	1.50	100	2008	2008	3	100	15,174														
4	0060	CARPORT F	0 100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	500														
5	0060	CARPORT F	0 100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	300														
6	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200														
7	0296	SHED METAL	0 100	18	20	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,400														
8	0040	BARN, POLE	0 100	30	36	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,100														
9	0119	MASONRY WA	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,000														
LAND DESCRIPTION										TOTAL OB/XF 30,334																			
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	16,000.00	16,000.00	16,000												
REVIEW DATE 04/14/2023 BY kellen Total Acres: 2.01 Total Land Value: 16,000 Market: 0 Agricultural: 0 Common: 16,000 PRINTED 11/18/2025 BY SYS																													