

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	2,557	119.2611	133.57	341,538	1996	1996	0	0	0	29.00	71.00	VALUATION BY																
Roof Structure	08	IRREGULAR 100	1 SINGLE FAM 100% - 1997										Heated Area: 2134					HX Base Yr 1997					STANDARD									
Roof Cover	03	COMP SHNGL 100											BUILDING MARKET VALUE					242,492														
Interior Wall	05	DRYWALL 100											TOTAL MARKET OB/XF VALUE					5,734														
Interior Floor	14	CARPET 90											TOTAL LAND VALUE - MARKET					35,000														
Interior Floor	15	HARDTILE 10											TOTAL MARKET VALUE					283,226														
Air Condition	03	CENTRAL 100											SOH/AGL Deduction					109,167														
Heating Type	04	AIR DUCTED 100											ASSESSED VALUE					174,059														
Bedrooms	3	100											TOTAL EXEMPTION VALUE					HX HB 50,722														
Bathrooms	2	100											BASE TAXABLE VALUE					123,337														
Frame	01	NONE 100											TOTAL JUST VALUE					283,226														
Stories	1.1	1.100											NCON VALUE					0														
Architectural Units	05	CONV 100											INCOME VALUE																			
Condition Adj	03	03 100	PREVIOUS YEAR MKT VALUE					286,641																								
Kitchen Adj	01	01 100																														
Quality	06	06																														
DOR CODE	0100	SINGLE FAMILY																														
MAP NUM		MKT AREA	06																													
NEIGHBORHOOD/LOC	28316.050		1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	2,134	100		2,134	202,377																											
FGR	552	55		304	28,830																											
FOP	28	30		8	759																											
FSP	265	40		106	10,052																											
PTO	100	5		5	474																											
TOTALS	3,079			2,557	242,492																											
EXTRA FEATURES					125 NW ZACK DR, LAKE CITY										BLD DATE					LGL 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	04/03/2025 MLU														
1	0166	CONC, PAVMT	0	100	0	0	1,689.00	UT	1.50	1.50	100	1996	1996	3	100	2,534																
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1996	1996	3	100	2,000																
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200																