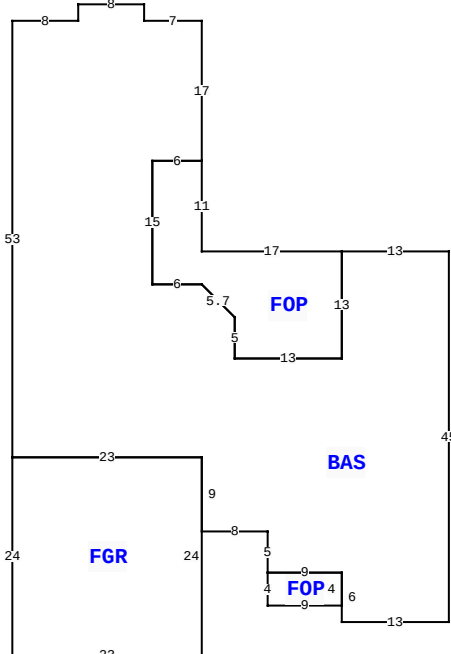


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY													
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall	19	COMMON BRK 100		0100	01	2,560	127.0962	142.35	364,416	1996	1996	0	0	0	29.00	71.00	VALUATION BY STANDARD																
Roof Structure	08	IRREGULAR 100		1 SINGLE FAM 100% - 1997										Heated Area: 2160										HX Base Yr 1997									
Roof Cover	03	COMP SHNGL 100																															
Interior Wall	05	DRYWALL 100																															
Interior Floor	14	CARPET 90																															
Interior Floor	15	HARDTILE 10																															
Air Condition	03	CENTRAL 100																															
Heating Type	04	AIR DUCTED 100																															
Bedrooms		3 100																															
Bathrooms		2.5 100																															
Frame	01	NONE 100																															
Stories	1.	1. 100																															
Architectural	05	CONV 100																															
Units		0 100																															
Condition Adj	03	03 100																															
Kitchen Adj	01	01 100																															
Quality	07	07																															
DOR CODE	0100	SINGLE FAMILY																															
MAP NUM		MKT AREA																											06				
NEIGHBORHOOD/LOC				33316.020		1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																												
BAS	2,160	100		2,160	218,308																												
FGR	552	55		304	30,725																												
FOP	36	30		11	1,112																												
FOP	283	30		85	8,591																												
TOTALS	3,031			2,560	258,735																												
EXTRA FEATURES						653 SW SWEETBREEZE DR, 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	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1996	1996	3	100	2,000																		
2	0166	CONC, PAVMT	0 100	0	0	2,322.00	UT	1.50	1.50	100	1996	1996	3	100	3,483																		