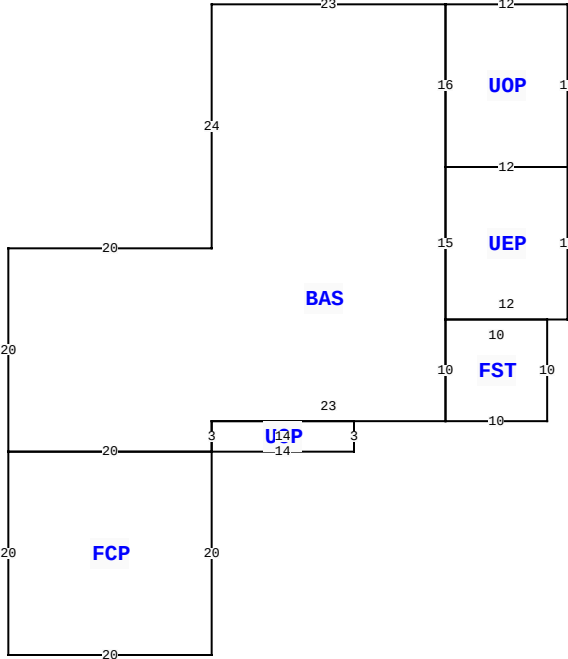


HOBBS DANA
140 SE ARAPAHOE LANE
LAKE CITY, FL 32025

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION	TYPE										VALUATION SUMMARY																			
Exterior Wall	31	VINYL SID 100	0100	01	1,652	TOT ADJ PTS	EFF. AREA	MDL	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY	STANDARD														
Roof Structure	03	GABLE/HIP 100	1 SINGLE FAM 0% - 0										Heated Area: 1343										HX Base Yr									
Roof Cover	12	MODULAR MT 100																														
Interior Wall	05	DRYWALL 100																														
Interior Floor	06	VINYL ASB 50																														
Interior Floor	14	CARPET 50																														
Air Condition	03	CENTRAL 100																														
Heating Type	04	AIR DUCTED 100																														
Bedrooms		3 100																														
Bathrooms		1.5 100																														
Frame	01	NONE 100																														
Stories	1.	1. 100																														
Architectural Units	05	CONV 100																														
Condition Adj	03	03 100																														
Kitchen Adjus	01	01 100																														
Quality			04	04																												
DOR CODE			0100 SINGLE FAMILY																													
MAP NUM			MKT AREA														06															
NEIGHBORHOOD/LOC			34317.020 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	1,343	100		1,343	100,686																											
FCP	400	25		100	7,497																											
FST	100	55		55	4,124																											
UEP	180	60		108	8,097																											
UOP	42	20		8	600																											
UOP	192	20		38	2,849																											
TOTALS			2,257		1,652	123,852																										
EXTRA FEATURES			385 SE TRIBBLE ST, LAKE CITY														BLD DATE			LGL DATE			04/21/2023			MLU						
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	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	60																	
2	0258	PATIO	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	40																	
3	0294	SHED WOOD/	0	0	15	1.00	UT	0.00	0.00	100	0	0	3	100	1,200																	
4	0264	PRCH, FSP	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300																	