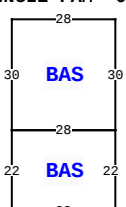


LONGHURST DAVID R
7 ST JAMES CRES
MOUNT ELIZA,

34-4S-16-03272-012

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1									
ELEMENT	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																
Exterior Wall	17	MSNRY STUC	50	0100	01	3,274	113.4158	127.03	415,896	1992	0	0	35.00	65.00															
Exterior Wall	31	VINYL SID	50	1 SINGLE FAM 0% - 2022										Heated Area: 3027															
Roof Structure	03	GABLE/HIP	100											HX Base Yr															
Roof Cover	12	MODULAR MT	100																										
Interior Wall	05	DRYWALL	100																										
Interior Floor	14	CARPET	70																										
Interior Floor	15	HARDTILE	30																										
Air Condition	03	CENTRAL	100																										
Heating Type	04	AIR DUCTED	100																										
Bedrooms	3	100																											
Bathrooms	3	100																											
Frame Stories	01	NONE	100																										
Architectual Units	2.	2.	100																										
Condition Adj	05	CONV	100																										
Kitchen Adjus	03	03	100																										
	01	01	100																										
Quality	05	05																											
DOR CODE	0100	SINGLE FAMILY																											
MAP NUM		MKT AREA										01																	
NEIGHBORHOOD/LOC	34416.00	1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	115	100		115	9,495																								
BAS	616	100		616	50,863																								
BAS	840	100		840	69,358																								
FOP	824	30		247	20,394																								
FUS	1,456	100		1,456	120,221																								
TOTALS	3,851			3,274	270,332																								
EXTRA FEATURES					302 SW AL JERNON CT, 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	0	9	38	342.00	UT	1.40	1.40	100	0	0	3	100	479													
2	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000													
3	0296	SHED METAL	0	0	10	12	120.00	UT	14.00	14.00	100	2007	2007	3	100	1,680													
4	0294	SHED WOOD/	0	0	8	12	96.00	UT	7.50	7.50	100	2007	2007	3	100	720													
5	0296	SHED METAL	0	0	22	10	220.00	UT	12.00	12.00	100	2007	2007	3	100	2,640													
6	0070	CARPORT UF	0	0	22	20	440.00	UT	2.50	2.50	100	2007	2007	3	100	1,100													
7	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	900													
LAND DESCRIPTION																		TOTAL OB/XF 9,519											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0		A-1	0.00	0.00	6.34	AC		1.00	1.00	1.00	9,000.00	9,000.00	57,060												