

CAS OPPORTUNITIES LLC
246 SW MAGICAL TER
LAKE CITY, FL 32024

36-4S-15-00415-018

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1										3													
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY																							
																																VALUATION BY										STANDARD											
																																		Tax Group: 3										Tax Dist:									
																																		BUILDING MARKET VALUE										0									
																																		TOTAL MARKET OB/XF VALUE										17,000									
																																		TOTAL LAND VALUE - MARKET										50,300									
																																		TOTAL MARKET VALUE										67,300									
																																		SOH/AGL Deduction										0									
																																		ASSESSED VALUE										67,300									
																																		TOTAL EXEMPTION VALUE										0									
																																		BASE TAXABLE VALUE										67,300									
																																		TOTAL JUST VALUE										67,300									
																																		NCON VALUE										0									
																																		INCOME VALUE																			
																																		PREVIOUS YEAR MKT VALUE										67,300									
																																		SALE:1:1: 10.78 ACRES																			