

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
20210	01	1,277	114.8000	107.91	137,801	2007	2007	10	0	45.00	45.00

1 MODULAR 1 0% - 0 Heated Area: 1248 HX Base Yr

Quality	05	05			
DOR CODE	0201 MODULAR HOME				
MAP NUM		MKT AREA 07			
NEIGHBORHOOD/LOC	810317.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	60,602
FOP	78	30		23	1,117
UOP	30	20		6	291
TOTALS	1,356			1,277	62,010

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	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	700	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300	

626 NE DAVIS AVE, LAKE CITY		
BLD DATE		LGL DATE
XF DATE		LAND DATE
INC DATE		AG DATE
TOTAL OB/XF 1,000		

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	0201	C	MOD HOME	0		*RSF-3	0.00	0.00	10,009.00	SF		1.00	1.00	1.00	0.50	0.50	5,004							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	62,010		
TOTAL MARKET OB/XF VALUE	1,000		
TOTAL LAND VALUE - MARKET	5,004		
TOTAL MARKET VALUE	68,014		
SOH/AGL Deduction	0		
ASSESSED VALUE	68,014		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	68,014		
TOTAL JUST VALUE	68,014		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	70,745		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
03963	SFR	200	10/17/2006
00211			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1234/1703	5/01/2012	WD	U	I	12	50,000
GRANTOR: SHAWNNETTER D & JIMMY						
GRANTEE: LEANDOUS ROSIER						
1210/0963	2/21/2011	WD	Q	I	01	69,000
GRANTOR: LEANDOUS ROSIER						
GRANTEE: SHAWNNETTER D DAVIS						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W13 UOP= W5 S6 E5 N6\$ S6 W13 S42 FOP= S6 E13 N6 W13\$ E13 S6 E13 N54\$.	