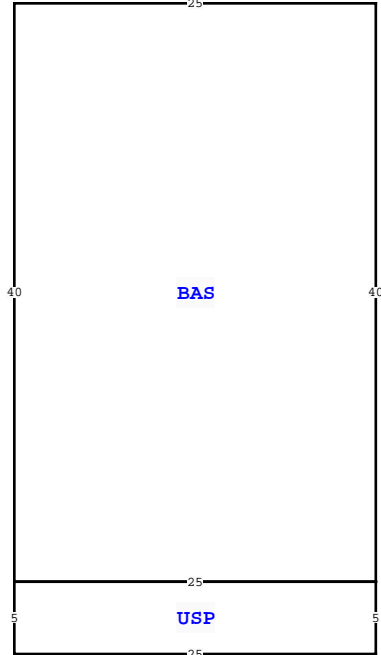


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	03 BELOW AVG. 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	01 MINIMUM 100
Interior Wall	02 WALL BD/WD 100
Interior Floo	09 PINE WOOD 100
Air Condition	01 NONE 100
Heating Type	01 NONE 100
Bedrooms	3 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	01 01 100
Kitchen Adjus	01 01 100
Quality	01 01

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,044	37.4400	42.68	44,558	1945	1945	10	0	0	35.00	55.00
1 SINGLE FAM 0% - 2021 Heated Area: 1000 HX Base Yr												



DOR CODE	0100	SINGLE FAMILY			
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	1,000	100		1,000	23,474
USP	125	35		44	1,033
TOTALS	1,125			1,044	24,507

768 NE JACKSON AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES																
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

TOTAL OB/XF 0

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		*RSF-	358.00	105.00	6,090.00	SF		1.00	1.00	1.00	0.50	0.50	3,045							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			24,507
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			3,045
TOTAL MARKET VALUE			27,552
SOH/AGL Deduction			0
ASSESSED VALUE			27,552
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			27,552
TOTAL JUST VALUE			27,552
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			27,121

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1434/886	3/08/2021	QC	U	I	11	2,300
GRANTOR: 768 JACKSON LAND TRUS						
GRANTEE: GEMII LLC						
1432/2474	3/08/2021	QC	U	I	11	100
GRANTOR: 768 JACKSON LAND TRUS						
GRANTEE: GEMII, LLC						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W25 S40 USP= S5 E25 N5 W25\$ E25 N40\$.												