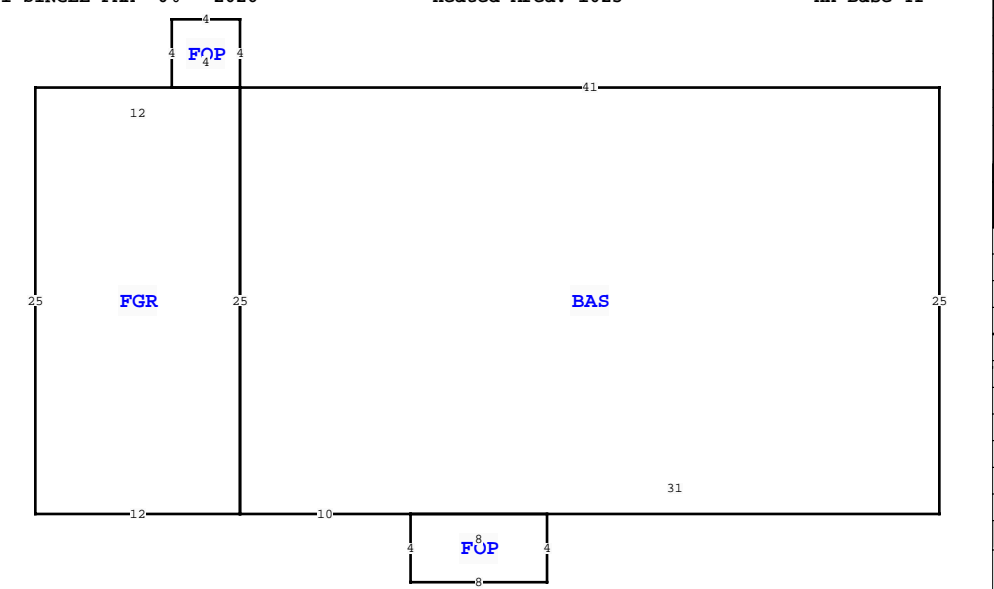


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	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	03	03

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,205	84.3091	94.43	113,788	1994	1994	10	0	31.00	59.00	



MAP NUM	MKT AREA	07			
820317.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,025	100		1,025	57,107
FGR	300	55		165	9,193
FOP	16	30		5	278
FOP	32	30		10	557
TOTALS	1,373			1,205	67,135

605 NW HARPERS PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/03/2021
INC DATE		AG DATE	MLU

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
1	0166	CONC,PAVMT	0	0	0	588.00	UT	1.50	1.50	100	0	0	3	100	882	

LAND DESCRIPTION													TOTAL OB/XF												
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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	3,200.00	3,200.00	3,200								

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		67,135	
TOTAL MARKET OB/XF VALUE		882	
TOTAL LAND VALUE - MARKET		3,200	
TOTAL MARKET VALUE		71,217	
SOH/AGL Deduction		0	
ASSESSED VALUE		71,217	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		71,217	
TOTAL JUST VALUE		71,217	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		98,904	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0842			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1567/891	4/23/2026	WD Q	Q	I	01	185,000
GRANTOR: HAVENBRIDGE HOLDINGS						
GRANTEE: ALEONG JANINE						
1550/863	9/17/2025	WD Q	Q	I	01	81,000
GRANTOR: ELLIS JASMINE						
GRANTEE: HAVENBRIDGE HOLDONG						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W41 FOP= N4 W4 S4 E4\$ FGR= W12 S25 E12 N25\$ S25 E10FOP= S4 E8 N4 W8\$ E31 N25\$.												