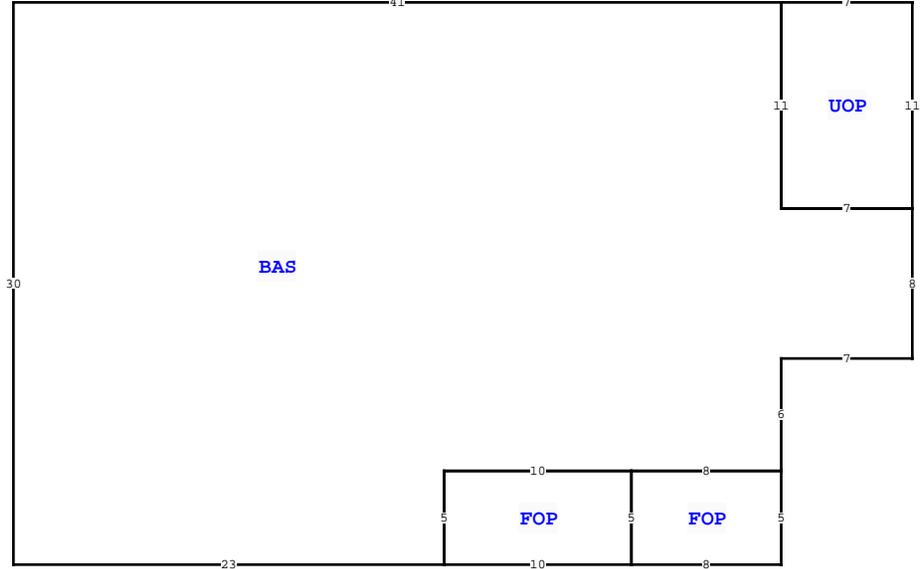


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	70		
Interior Floor	06	VINYL ASB	30		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectual Units	05	CONV	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	840317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	99,888
FOP	40	30		12	1,002
FOP	50	30		15	1,253
UOP	77	20		15	1,253
TOTALS	1,363			1,238	103,396

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,238	112.7100	128.49	159,071	1940	1960		0	0	35.00	65.00
1 SINGLE FAM 0% - 0 Heated Area: 1196 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		103,396
TOTAL MARKET OB/XF VALUE		2,120
TOTAL LAND VALUE - MARKET		13,490
TOTAL MARKET VALUE		119,006
SOH/AGL Deduction		0
ASSESSED VALUE		119,006
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		119,006
TOTAL JUST VALUE		119,006
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		117,195

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0771/1955	3/02/1993	WD	Q	I		36,900
GRANTOR: PATRICIA COATES						
GRANTEE: ALAN HUNTER						
0616/0587	3/01/1987	WD	Q	I		32,500
GRANTOR:						
GRANTEE:						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE					
296 NW HILLSBORO ST, LAKE CITY								04/27/2022		MLU							
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	0	0	3	100	200	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0210	GARAGE U	0	0	12	24	288.00	UT	2.50	2.50	100	1978	1978	3	100	720	

TOTAL OB/XF																
2,120																

BUILDING NOTES																

BUILDING DIMENSIONS																
BAS= W41 S30 E23 FOP= E10 N5W10 S5\$ N5 E10FOP= S5 E8 N5 W8\$ E8 N6 E7 N8 UOP= N11 W7 S11 E7\$ W7 N11\$.																

LAND DESCRIPTION																								
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		00	0.00	0.00	14,200.00	SF		1.00	1.00	1.00	0.95	0.95	13,490							