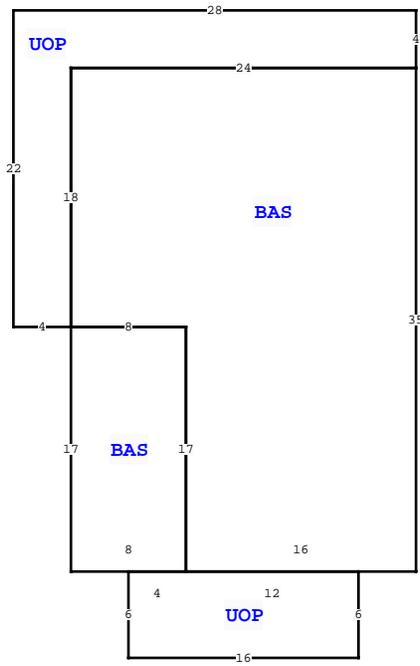


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	50
Interior Floor	15	HARDTILE	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	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	07
NEIGHBORHOOD/LOC	860317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	136	100	
BAS	704	100	
UOP	96	20	
UOP	184	20	
TOTALS	1,120		896

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	896	121.6800	136.28	122,107	1940	1995	10	0	0	35.00	55.00	
1 SINGLE FAM 0% - 2026 Heated Area: 840 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			67,159
TOTAL MARKET OB/XF VALUE			300
TOTAL LAND VALUE - MARKET			3,900
TOTAL MARKET VALUE			71,359
SOH/AGL Deduction			0
ASSESSED VALUE			71,359
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			71,359
TOTAL JUST VALUE			71,359
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			51,730

PERMIT NUM	DESCRIPTION	AMT	ISSUED
490	MAINT/ALTR	25	10/29/2013
490	MAINT/ALTR	25	10/16/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1537/614	3/27/2025	WD	Q	I	01	113,000
GRANTOR: MYERS JAMES						
GRANTEE: LUNSMANN JOSEPH LOR						
1524/2562	9/27/2024	WD	U	I	12	65,000
GRANTOR: FLORIDA CREDIT UNION						
GRANTEE: MYERS JAMES						

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	0130	CLFENCE	5	0	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	200	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	100	

TOTAL OB/XF													
300													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W24 S18 BAS= S17 E8 N17W8\$E8 S17 UOP= W4 S6 E16 N6 W12\$ E16 N35 UOP= N4 W28 S22 E4 N18 E24\$.													

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	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-	352.00	100.00	5,200.00	SF		1.00	1.00	1.00	0.75	0.75	3,900							