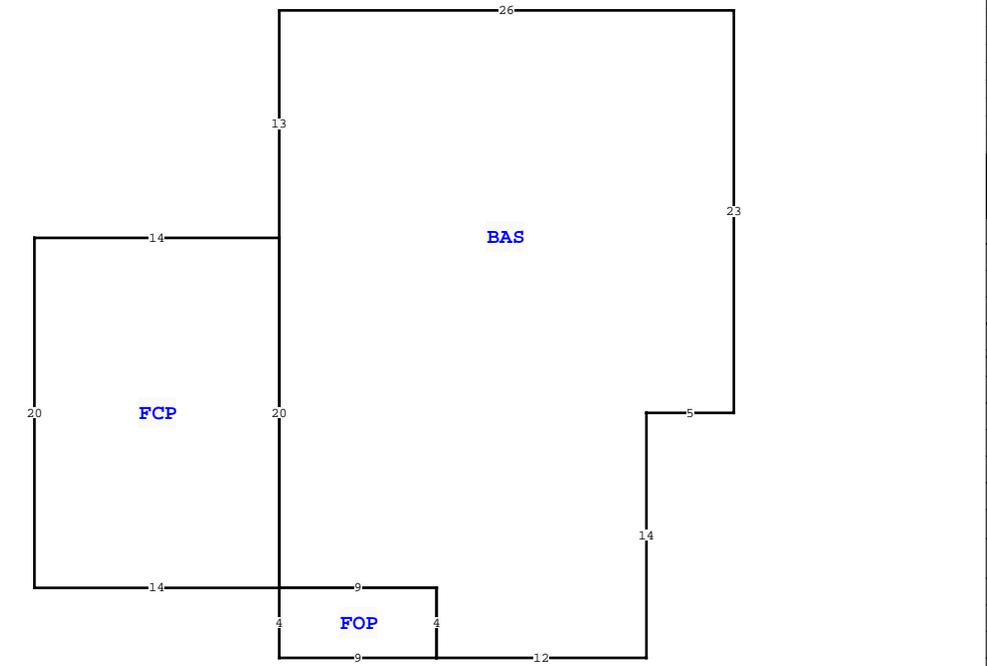


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	06	VINYL ASB	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	32317.170	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	856	100	
FCP	280	25	
FOP	36	30	
TOTALS	1,172		937

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	937	111.2800	126.86	118,868	1952	1970	0	0	0	35.00	65.00	
1 SINGLE FAM 0% - 0 Heated Area: 856 HX Base Yr													



305 SE PERRY AVE, LAKE CITY

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			77,264
TOTAL MARKET OB/XF VALUE			475
TOTAL LAND VALUE - MARKET			8,835
TOTAL MARKET VALUE			86,574
SOH/AGL Deduction			3,669
ASSESSED VALUE			82,905
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			82,905
TOTAL JUST VALUE			86,574
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			81,977

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1214/2520	5/18/2011	WD	Q	I	01	40,000
GRANTOR: DEPENDABLE PROPERTIES						
GRANTEE: RAYMOND FRYE						
1209/1358	1/13/2011	QC	U	I	30	53,200
GRANTOR: FELICIANO BELTRAN & G						
GRANTEE: DEPENDABLE PROPERTI						

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	0294	SHED WOOD/	0	0	8	9	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0120	CLFENCE	4	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	75	
4	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

TOTAL OB/XF													
475													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W26 S13 FCP= W14 S20 E14 N20\$ S20 FOP= S4 E9 N4 W9\$ E9 S4 E12 N14 E5 N23\$.													

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		*RSF-	362.00	95.00	5,890.00	SF		1.00	1.00	1.00	1.50	1.50	8,835							