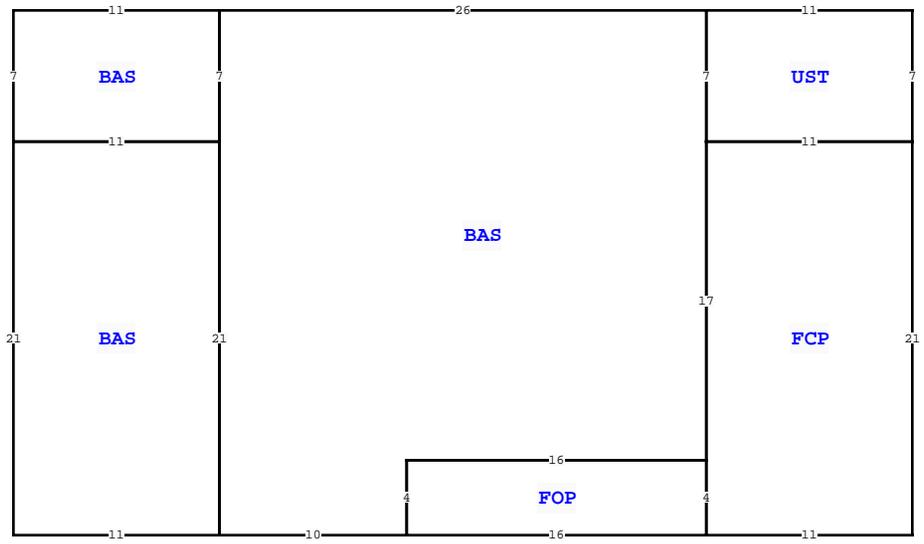


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	15 CONC BLOCK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 07
NEIGHBORHOOD/LOC	870317.00 1.00/

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,084	113.0160	126.58	137,213	1961	1961	0	0	0	35.00	65.00		
1 SINGLE FAM 0% - 0 Heated Area: 972 HX Base Yr														



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	77	100		77	6,336
BAS	231	100		231	19,006
BAS	664	100		664	54,632
FCP	231	25		58	4,772
FOP	64	30		19	1,563
UST	77	45		35	2,880
TOTALS	1,344			1,084	89,188

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			89,188
TOTAL MARKET OB/XF VALUE			600
TOTAL LAND VALUE - MARKET			5,890
TOTAL MARKET VALUE			95,678
SOH/AGL Deduction			0
ASSESSED VALUE			95,678
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			95,678
TOTAL JUST VALUE			95,678
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			95,678

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043830	Roof Replacement	10,190	03/02/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0910/0984	9/12/2000	WD	Q	I		33,500
GRANTOR: MORSE						
GRANTEE: J PIERCE						

EXTRA FEATURES

1079 SE PEARCE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022
INC DATE		AG DATE	

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	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0120	CLFENCE	4	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W26 BAS= W11 S7 E11 N7\$S7 BAS= W11 S21 E11 N21\$ S21E10
FOP= E16 N4 W16 S4\$ N4 E16 FCP= S4 E11 N21 W11 S17\$ N17 UST=
E11 N7 W11 S7 \$ N7\$.

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-3	0.00	0.00	6,200.00	SF		1.00	1.00	1.00	0.95	0.95	5,890							