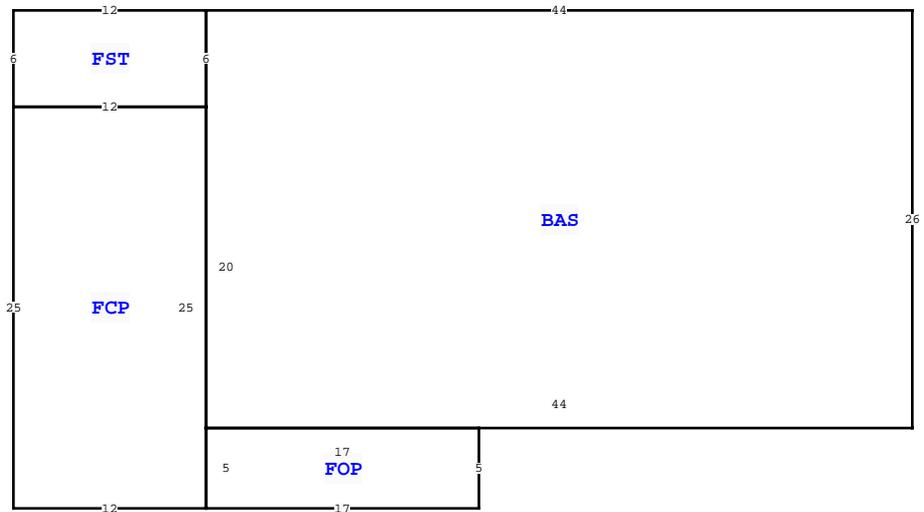


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	90		
Interior Floo	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	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/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,144	100		1,144	109,145
FCP	300	25		75	7,156
FOP	85	30		26	2,480
FST	72	55		40	3,816
TOTALS	1,601			1,285	122,598

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,285	128.7520	146.78	188,612	1965	1985	0	0	35.00	65.00
1 SINGLE FAM 100% - 2002 Heated Area: 1144 HX Base Yr 2002											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			122,598
TOTAL MARKET OB/XF VALUE			1,500
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			142,598
SOH/AGL Deduction			58,969
ASSESSED VALUE			83,629
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			32,218
TOTAL JUST VALUE			142,598
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			140,443

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30362	MAINT/ALTR	30	08/10/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0926/2482	5/18/2001	WD	Q	I		69,900
GRANTOR: J IGO						
GRANTEE: K BELL						
0861/1380	6/26/1998	WD	Q	I		55,000
GRANTOR: PRESBITERO LUCINA M						
GRANTEE: JANET IGO						

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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	800	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

TOTAL OB/XF												1,500											
1139 SE MAGNOLIA LOOP, LAKE CITY																							
BLD DATE												LGL DATE						04/21/2023 MLU					
XF DATE												LAND DATE											
INC DATE												AG DATE											

BUILDING NOTES																	

BUILDING DIMENSIONS																	
BAS= W44 FST= W12 S6 E12 N6\$S6 FCP= W12 S25 E12 N25\$ S20 FOP= S5 E17 N5 W17\$ E44 N26\$.																	

LAND DESCRIPTION												TOTAL OB/XF						1,500						
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	100		CI	80.00	110.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							