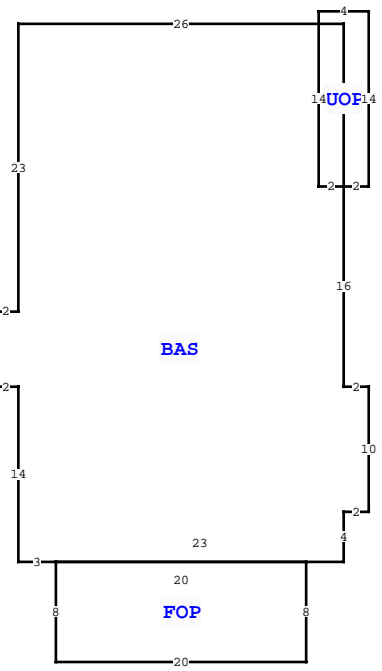


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	05 AVERAGE 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floo	14 CARPET 90				
Interior Floo	08 SHT VINYL 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	2 100				
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	32317.060 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,150	100		1,150	95,471
FOP	160	30		48	3,985
UOP	56	20		11	913
TOTALS	1,366			1,209	100,368

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,209	114.0360	127.72	154,413	1970	1970	0	0	35.00	65.00
1 SINGLE FAM 100% - 1996 Heated Area: 1150 HX Base Yr 1996											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			100,368
TOTAL MARKET OB/XF VALUE			861
TOTAL LAND VALUE - MARKET			5,000
TOTAL MARKET VALUE			106,229
SOH/AGL Deduction			57,041
ASSESSED VALUE			49,188
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			24,188
TOTAL JUST VALUE			106,229
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			104,229

SALE:2:1: LOT 2, BLOCK G, CHALKER  
SALE:1:1: LOT 2 BLK G CHALKER S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
026	ADDN SFR	4,200	08/03/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0762/1826	7/17/1992	WD	Q	I		33,000
GRANTOR: DAVE MANGRUM						
GRANTEE: ROBIN JOHNSON						
0725/0085	6/29/1990	WD	Q	I		29,000
GRANTOR: BARBARA WILLIAMS						
GRANTEE: DAVID MANGRUM						

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			1.50	100	1995	1995	3	100	861	

TOTALS		162 SE BROWN ST, LAKE CITY			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/12/2026	MLU	

BUILDING NOTES	

**BUILDING DIMENSIONS**  
BAS= W26 S23 W2 S6 E2 S14 E3 FOP= S8 E20 N8 W20\$ E23 N4 E2N10  
W2 N16 UOP= E2 N14 W4 S14E2\$ N13\$.

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	100		*RSF-	350.00	80.00	4,000.00	SF		1.00	1.00	1.00	1.25	1.25	5,000							