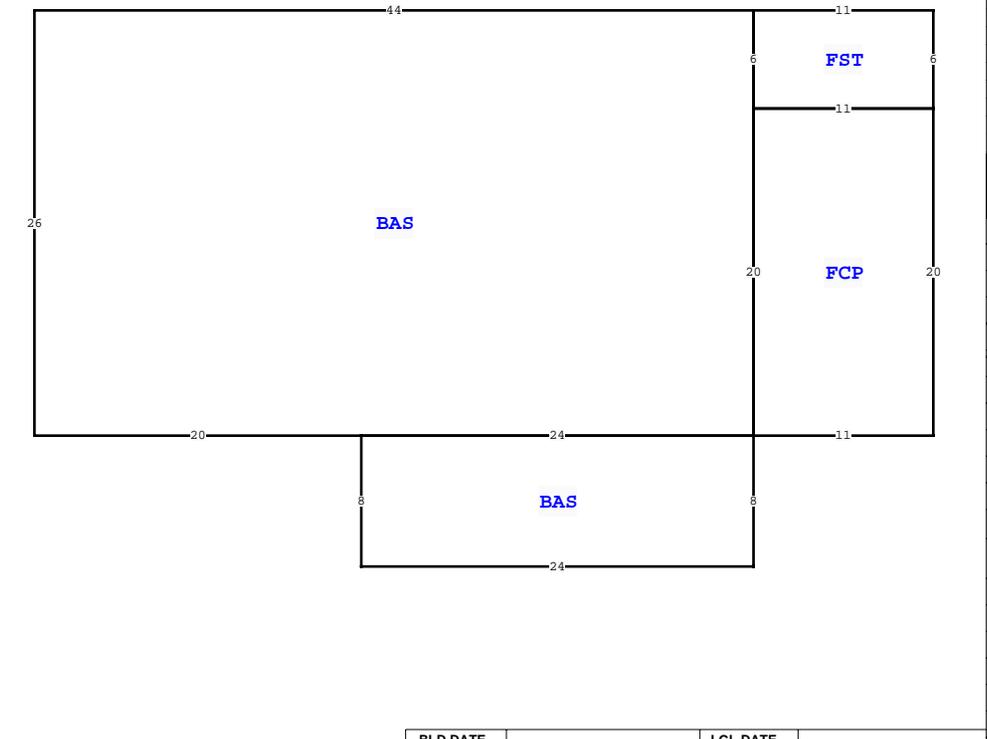




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,427	112.8000	126.34	180,287	1962	1975	0	0	0	35.00	65.00



MAP NUM	MKT AREA	06			
870317.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100		192	15,767
BAS	1,144	100		1,144	93,946
FCP	220	25		55	4,517
FST	66	55		36	2,956
<b>TOTALS</b>	<b>1,622</b>			<b>1,427</b>	<b>117,187</b>

391 SW MCFARLANE AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026
INC DATE		AG DATE	MLU

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0294	SHED WOOD/	0	0	8	10	80.00	UT	3.50	3.50	50	1993	1993	3	50	140	
4	0294	SHED WOOD/	0	0	10	13	130.00	UT	3.50	3.50	100	1993	1993	3	100	455	

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-2	0.00	0.00	8,328.00	SF		1.00	1.00	0.80	1.25	1.00	8,328							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			117,187
TOTAL MARKET OB/XF VALUE			1,045
TOTAL LAND VALUE - MARKET			8,328
TOTAL MARKET VALUE			126,560
SOH/AGL Deduction			1,820
ASSESSED VALUE			124,740
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			124,740
TOTAL JUST VALUE			126,560
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			123,229
SALE:2:1: ORDER OF DISTRIBUTION BY PERSONAL REP			
SALE:1:1: LOT 26 BLOCK A MELTON'S S/D			
BLDG:1:1: HOUSE HAS BEEN REMODELED			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1232/0589	3/26/2012	WD	U	I	11	100
GRANTOR: HARRY D MOSELEY SR						
GRANTEE: HARRY D MOSELEY SR						
1211/0677	3/15/2011	WD	Q	I	01	55,000
GRANTOR: ELBERT H SR & MILDRED						
GRANTEE: HARRY D MOSELEY SR						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W44 S26 E20 BAS= S8 E24N8 W24\$ E24 FCP= E11 N20 W11 S20\$ N20 FST= E11 N6 W11 S6\$ N6\$.												