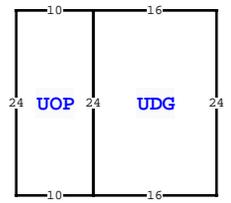


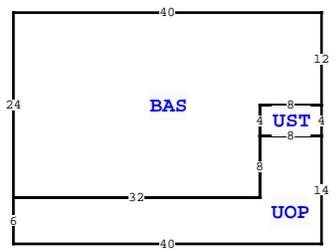
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,198	116.7900	133.14	159,502	1950	1982	0	0	35.00	65.00

1 SINGLE FAM 100% - 2015 Heated Area: 864 HX Base Yr 2015



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100		864	74,771
UDG	384	55		211	18,260
UOP	240	20		48	4,154
UOP	304	20		61	5,279
UST	32	45		14	1,212
TOTALS	1,824			1,198	103,676



445 SW ALAMO DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	100	2011	2011	3	100	500	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2016	2016	3	100	300	

EXTRA FEATURES															
TOTAL OB/XF															
800															

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	100		RSF-2	66.00	140.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			103,676
TOTAL MARKET OB/XF VALUE			800
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			122,976
SOH/AGL Deduction			53,805
ASSESSED VALUE			69,171
TOTAL EXEMPTION VALUE	HX HB	44,171	
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			122,976
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			121,154

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1271/1230	3/21/2014	WD	Q	I	01	55,500
GRANTOR: ERIKA K POSADAS						
GRANTEE: RANDY J & BETTY IRE						
0947/2336	3/01/2002	WD	Q	I		56,000
GRANTOR: JEFFREY S & KIMBERLY						
GRANTEE: ERIKA K POSADAS						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W40 S24UOP= S6 E40 N14W8 S8 W32\$ E32 N8 UST= E8 N4 W8 S4\$ N4 E8 N12\$ PTR= N30 UDG= N24 W16 UOP= W10 S24 E10 N24\$ S24 E16 \$ S30 \$.