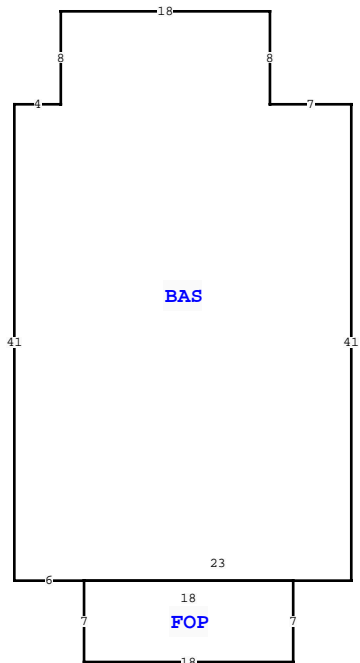


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	08	WD OR PLY	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1.5	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural Units	05	CONV	100
Condition Adj	01	01	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	1316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,333	100	
FOP	126	30	
TOTALS	1,459		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
1	SINGLE FAM	0%	- 2026										
				Heated Area:	1333					HX Base Yr			

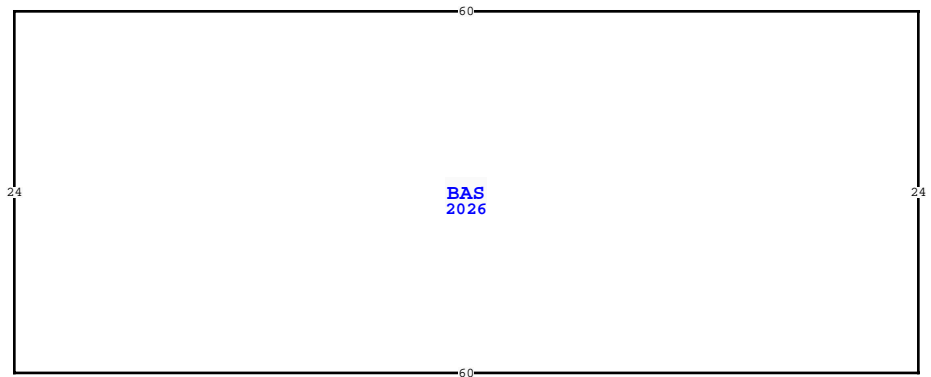


COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			83,045
TOTAL MARKET OB/XF VALUE			12,200
TOTAL LAND VALUE - MARKET			23,300
TOTAL MARKET VALUE			118,545
SOH/AGL Deduction			0
ASSESSED VALUE			118,545
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			118,545
TOTAL JUST VALUE			118,545
NCON VALUE			26,770
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			102,877
SALE:1:1: SELLERS HELD THE MORTGAGE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054038	Remodel	16,700	09/12/2025
38664	RECONNECT	75	09/27/2019
15988	M H	125	08/31/1999
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
1566/812	4/21/2026	LE U	I 14
GRANTOR: REDBRICK HOUSE LLC			
GRANTEE: DEAN G REMINGTON (E)			
1542/461	6/06/2025	WD Q	I 01
GRANTOR: TINY ZEN, LLC			
GRANTEE: REDBRICK HOUSE LLC			

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	9947	Septic	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
3	0030	BARN, MT	0	0	0	1.00	UT	8,000.00	8,000.00	100	2026	2025		100	8,000	

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		A-1	0.00	0.00	2.33	AC		1.00	1.00	1.00	10,000.00	10,000.00	23,300							

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	02	WINDOW	100
Heating Type	03	FORCED AIR	100
Bedrooms		4	100
Bathrooms		2	100
Frame	01	NONE	100
Stories		0	100
Units		0	100
Condition Adj	01	01	100
Kitchen Adjus	01	01	100
Quality	02	02	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	1316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,440	100	2026
TOTALS	1,440		1,440
			18,770

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	1,440	72.4200	43.45	62,568	1999	1999	0	0	10	60.00	30.00
2 MOBILE HME			0% - 2026	Heated Area: 1440			HX Base Yr					
												
TOTALS				1,440		1,440		18,770				

COLUMBIA COUNTY PROPERTY		PAGE 2 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			83,045
TOTAL MARKET OB/XF VALUE			12,200
TOTAL LAND VALUE - MARKET			23,300
TOTAL MARKET VALUE			118,545
SOH/AGL Deduction			0
ASSESSED VALUE			118,545
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			118,545
TOTAL JUST VALUE			118,545
NCON VALUE			26,770
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			102,877

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1566/812	4/21/2026	LE	U	I	14	100
GRANTOR: REDBRICK HOUSE LLC						
GRANTEE: DEAN G REMINGTON (E)						
1542/461	6/06/2025	WD	Q	I	01	140,000
GRANTOR: TINY ZEN, LLC						
GRANTEE: REDBRICK HOUSE LLC						

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												
1343 NW FALLING CREEK RD, LAKE CITY																								
<table border="0" style="width: 100%;"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>05/08/2026</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table>													BLD DATE		LGL DATE		XF DATE		LAND DATE	05/08/2026	INC DATE		AG DATE	MLU
BLD DATE		LGL DATE																						
XF DATE		LAND DATE	05/08/2026																					
INC DATE		AG DATE	MLU																					
TOTALS 0																								

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2026;ORIG=40,10] E60 S24 W60 N24 \$												

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
				</																					