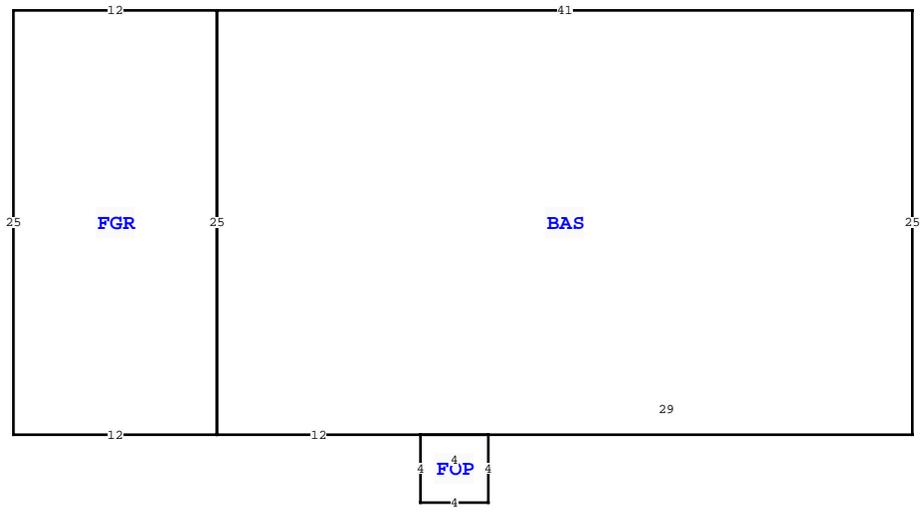


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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	1416.0200	1.00/

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,195	122.4000	139.54	166,750	1991	1991	0	0	34.85	65.15		
1 SINGLE FAM			100% - 0	Heated Area: 1025				HX Base Yr					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,025	100		1,025	93,183
FGR	300	55		165	15,000
FOP	16	30		5	455
TOTALS	1,341			1,195	108,638

1760 SW LESLIE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
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	100	9	60	540.00	UT	1.40	1.40	100	0	0	3	100	756	
2	0030	BARN,MT	0	100	0	0	1.00	UT	12,000.00	12,000.00	100	2024	2023		100	12,000	
3	0130	CLFENCE	5	0	100	0	1.00	UT	1,300.00	1,300.00	100	2024	2023		100	1,300	
4	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1			Tax Dist:
BUILDING MARKET VALUE			108,638
TOTAL MARKET OB/XF VALUE			19,456
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			146,594
SOH/AGL Deduction			46,838
ASSESSED VALUE			99,756
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			48,345
TOTAL JUST VALUE			146,594
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			146,658
SALE:1:1: LOT 21, BLOCK 1, QUAIL HEIGHTS			
PERMIT NUM			
DESCRIPTION			
AMT			
ISSUED			
000046749	Storage Building	16,000	03/15/2023

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0740/1263	1/14/1991	WD	Q	V		6,300	
GRANTOR: MCLEOD CONST CO							
GRANTEE: VANESSA SARRELL							

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W41 FGR= W12 S25 E12 N25\$ S25 E12 FOP= S4 E4 N4 W4\$ E29 N25\$.													

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							