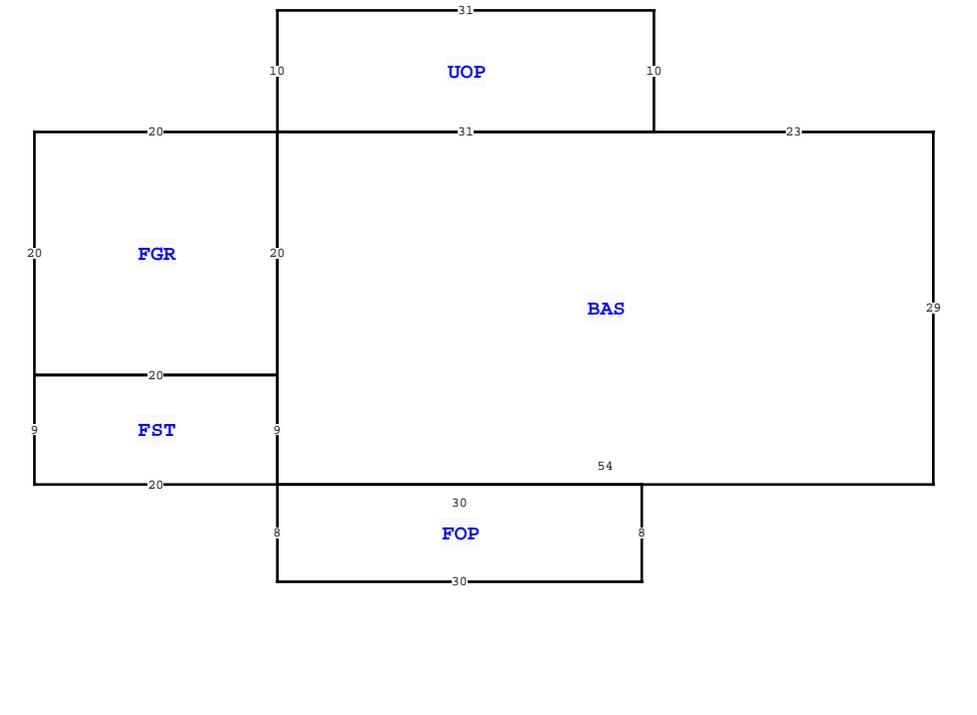




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	21 STONE 80
Exterior Wall	08 WD OR PLY 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
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
1	SINGLE FAM	100% - 2006		140.22	283,104	1980	1980	0	0	35.00	65.00



Quality					
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA				
NEIGHBORHOOD/LOC	2516.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,566	100		1,566	142,730
FGR	400	55		220	20,051
FOP	240	30		72	6,562
FST	180	55		99	9,023
UOP	310	20		62	5,651
TOTALS	2,696			2,019	184,018

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			184,018
TOTAL MARKET OB/XF VALUE			6,000
TOTAL LAND VALUE - MARKET			23,400
TOTAL MARKET VALUE			213,418
SOH/AGL Deduction			92,825
ASSESSED VALUE			120,593
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			69,182
TOTAL JUST VALUE			213,418
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			207,849

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1035/0659	1/07/2005	QC	Q	I	06	100
GRANTOR: SATTERFIELD						
GRANTEE: BIVINS						
0669/0748	12/09/1988	WD	Q	I		66,500
GRANTOR: DUNCAN ROBERT						
GRANTEE: SATTERFIELD EMMA						

EXTRA FEATURES		323 SW CINDY GLN, LAKE CITY														
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	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0210	GARAGE U	0	100	25	30	750.00	UT	4.40	100	0	0	3	100	3,300	
3	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	800	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	500	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2009	2009	3	100	200	

TOTAL OB/XF		6,000														
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	04/16/2026 MLU										

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W23 UOP= N10 W31 S10 E31\$ W31FGR= W20 S20 E20 N20\$ S20 FST= W20 S9 E20 N9\$ S9 FOP= S8 E30 N8 W30\$ E54 N29\$.											

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		A-1	0.00	0.00	1.17	AC		1.00	1.00	1.00	20,000.00	20,000.00	23,400							