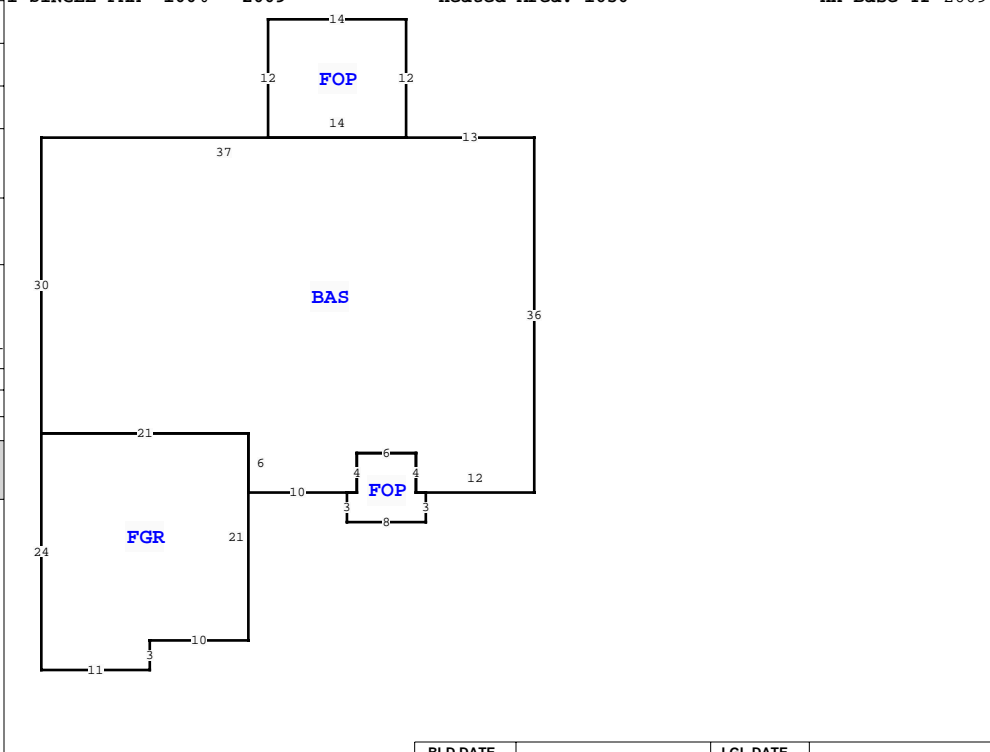


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	80
Exterior Wall	32	HARDIE BRD	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	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	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,975	113.9490	127.62	252,050	2004	2004	0	0	21.00	79.00
1 SINGLE FAM 100% - 2009 Heated Area: 1650 HX Base Yr 2009											



MAP NUM		MKT AREA		06	
NEIGHBORHOOD/LOC		3416.00		1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,650	100		1,650	166,353
FGR	474	55		261	26,314
FOP	48	30		14	1,412
FOP	168	30		50	5,041
TOTALS	2,340			1,975	199,120

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		199,120	
TOTAL MARKET OB/XF VALUE		6,550	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		240,670	
SOH/AGL Deduction		88,115	
ASSESSED VALUE		152,555	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		101,144	
TOTAL JUST VALUE		240,670	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		243,190	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050324	Roof Replacement	33,000	07/10/2024
21810	SFR	492	04/29/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1160/1272	10/14/2008	WD	Q	I		173,500
GRANTOR: AVERY CRAPPS						
GRANTEE: KEVIN & SHARON CREW						
1104/0533	11/28/2006	WD	Q	I	06	216,700
GRANTOR: DANIEL CRAPPS						
GRANTEE: AVERY CRAPPS						

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	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	3,000	
2	0120	CLFENCE	4	0	100	340.00	UT	7.50	7.50	100	2007	2007	3	100	2,550	
3	0294	SHED WOOD/	0	100	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	

155 SW PHILLIPS CIR, LAKE CITY												BLD DATE		LGL DATE		
												XF DATE		LAND DATE	04/14/2026	MLU
												INC DATE		AG DATE		

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W13 FOP= N12 W14 S12 E14\$ W37 S30 FGR= S24 E11 N3 E10 N21 W21\$ E21 S6 E10 FOP= S3 E8 N3 W1 N4 W6 S4 W1\$ E1 N4 E6 S4 E12 N36\$.											

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							