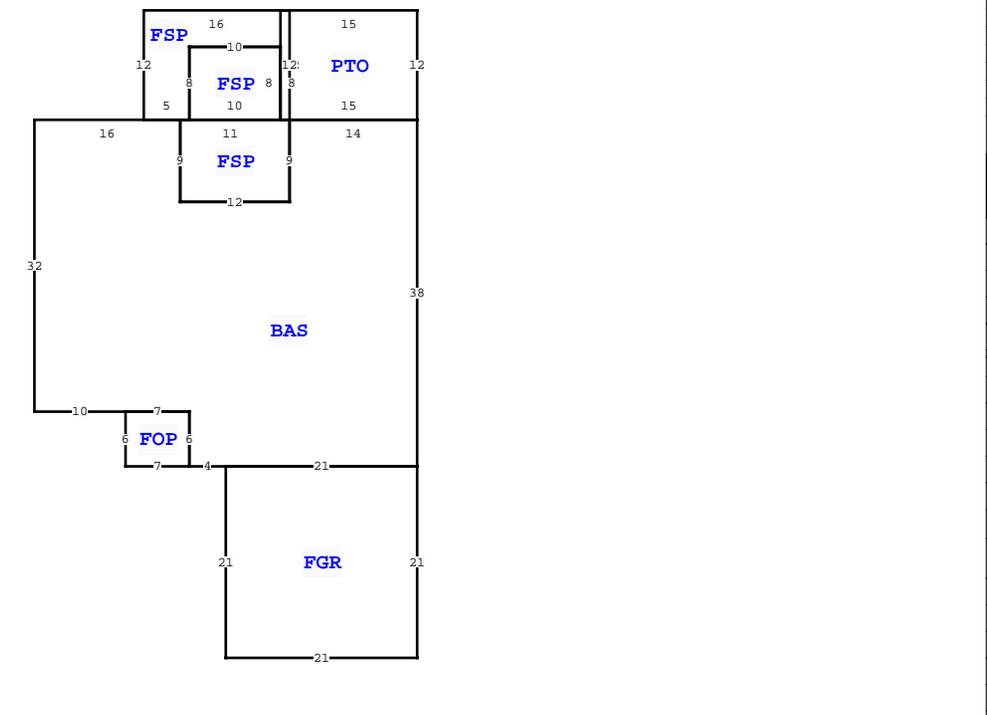


| BUILDING CHARACTERISTICS | |
|--------------------------|--------------------|
| ELEMENT | CD |
| Exterior Wall | 31 VINYL SID 90 |
| Exterior Wall | 19 COMMON BRK 10 |
| Roof Structure | 03 GABLE/HIP 100 |
| Roof Cover | 14 PREFIN MT 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floor | 14 CARPET 90 |
| Interior Floor | 08 SHT VINYL 10 |
| Air Condition | 03 CENTRAL 100 |
| Heating Type | 04 AIR DUCTED 100 |
| Bedrooms | 3 100 |
| Bathrooms | 2 100 |
| 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 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | |
| 0100 | 01 | 1,771 | 116.2280 | 143.19 | 253,589 | 1995 | 1995 | 0 | 0 | 0 | 35.00 | 65.00 | | |
| 1 SINGLE FAM 100% - 2016 Heated Area: 1386 HX Base Yr 2016 | | | | | | | | | | | | | | |



| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|------|--------------|----------------------|
| BAS | 1,386 | 100 | | 1,386 | 129,000 |
| FGR | 441 | 55 | | 243 | 22,617 |
| FOP | 42 | 30 | | 13 | 1,210 |
| FSP | 80 | 40 | | 32 | 2,978 |
| FSP | 108 | 40 | | 43 | 4,002 |
| FSP | 112 | 40 | | 45 | 4,189 |
| PTO | 180 | 5 | | 9 | 838 |
| TOTALS | 2,349 | | | 1,771 | 164,833 |

715 SE ROSEWOOD CIR, 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 | 617.00 | UT | 1.50 | 1.50 | 100 | 1995 | 1995 | 3 | 100 | 926 | |

TOTAL OB/XF 926

| 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 |
| 1 | 0100 | C | SFR | 100 | | RSF-1 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.38 | 22,500.00 | 30,937.50 | 30,938 | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|--|--------------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | STANDARD | |
| Tax Group: 2 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 164,833 | |
| TOTAL MARKET OB/XF VALUE | | 926 | |
| TOTAL LAND VALUE - MARKET | | 30,938 | |
| TOTAL MARKET VALUE | | 196,697 | |
| SOH/AGL Deduction | | 86,515 | |
| ASSESSED VALUE | | 110,182 | |
| TOTAL EXEMPTION VALUE | | HX HB 51,411 | |
| BASE TAXABLE VALUE | | 58,771 | |
| TOTAL JUST VALUE | | 196,697 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 196,697 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 9757 | SFR | 235 | 05/26/1995 |

| SALES DATA | | | | | | |
|-----------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1305/0857 | 11/30/2015 | WD | Q | I | 01 | 103,500 |
| GRANTOR: CAROL L HIRSH | | | | | | |
| GRANTEE: BEVERLY D WHITNER | | | | | | |
| 1049/1073 | 6/16/2005 | WD | Q | I | | 117,000 |
| GRANTOR: CATHERINE DEMINICO | | | | | | |
| GRANTEE: CAROL L HIRSH | | | | | | |

| BUILDING NOTES |
|----------------|
| |

| BUILDING DIMENSIONS |
|---|
| PTO= N12 W15 S12 E15\$ BAS= W14 FSP= N12 W16 S12 E5 N8 E10 S8 E1\$ FSP= W1 FSP= N8 W10 S8 E10\$ W11 S9 E12 N9\$S9 W12 N9 W16 S32 E10 FOP= S6 E7N6 W7\$ E7 S6 E4 FGR= S21 E21 N21 W21\$ E21 N38\$. |