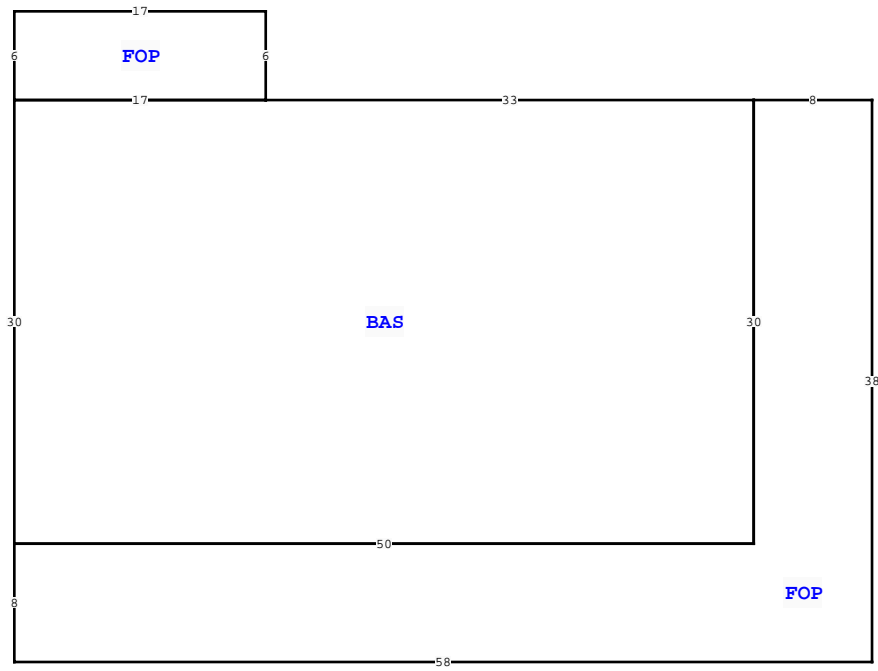


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	5316.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,500	100	
FOP	102	30	
FOP	704	30	
TOTALS	2,306		

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%	2014								
				Heated Area: 1500			HX Base Yr 2014				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			215,534
TOTAL MARKET OB/XF VALUE			12,000
TOTAL LAND VALUE - MARKET			83,970
TOTAL MARKET VALUE			311,504
SOH/AGL Deduction			97,938
ASSESSED VALUE			213,566
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			162,155
TOTAL JUST VALUE			311,504
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			290,628

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31109	SFR	678	06/04/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2012/1693	8/25/2011	WD Q	V	01		70,000
GRANTOR: BULLARD DENUNE INVEST						
GRANTEE: KEITH A & TAMELA M						
1212/1540	3/25/2011	WD U	V	38		68,600
GRANTOR: BRUCE D & STEPHANIE G						
GRANTEE: BULLARD DENUNE INVE						

EXTRA FEATURES		285 NW TIMUCUA DR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0190	FPLC PF	1,200.00
2	0031	BARN, MT AE	9.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/12/2026		MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W33 FOP= N6 W17 S6 E17\$ W17 S30 FOP= S8 E58 N38 W8 S30 W50\$ E50 N30\$.	

LAND DESCRIPTION		TOTAL OB/XF 12,000																						
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		A-3	0.00	0.00	9.33	AC		1.00	1.00	1.00	9,000.00	9,000.00	83,970							