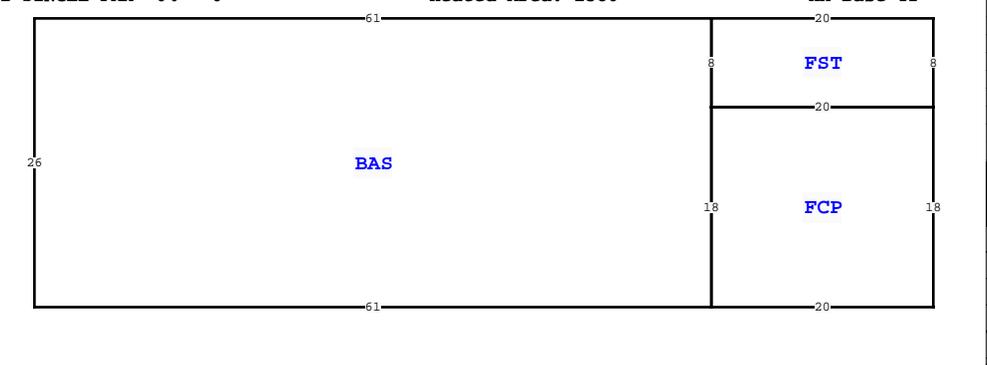




| BUILDING CHARACTERISTICS | |
|--------------------------|-------------------|
| ELEMENT | CD |
| Exterior Wall | 10 ABOVE AVG. 90 |
| Exterior Wall | 19 COMMON BRK 10 |
| Roof Structure | 03 GABLE/HIP 100 |
| Roof Cover | 14 PREFIN MT 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floor | 14 CARPET 90 |
| Interior Floor | 06 VINYL ASB 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 |
| Quality | 05 05 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0100 | 01 | 1,764 | 117.5020 | 133.95 | 236,288 | 1963 | 1963 | 0 | 0 | 35.00 | 65.00 | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 1 |
|---------------------------|--------------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | Tax Group: 1 | Tax Dist: | STANDARD |
| BUILDING MARKET VALUE | | | 153,587 |
| TOTAL MARKET OB/XF VALUE | | | 330 |
| TOTAL LAND VALUE - MARKET | | | 18,500 |
| TOTAL MARKET VALUE | | | 172,417 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 172,417 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 172,417 |
| TOTAL JUST VALUE | | | 172,417 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 169,722 |

| DOR CODE | | MAP NUM | | NEIGHBORHOOD/LOC | |
|-----------|------------------|-------------|------|------------------|----------------------|
| 0100 | SINGLE FAMILY | | 06 | 6417.0100 | 1.00/ |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,586 | 100 | | 1,586 | 138,089 |
| FCP | 360 | 25 | | 90 | 7,836 |
| FST | 160 | 55 | | 88 | 7,662 |
| TOTALS | 2,106 | | | 1,764 | 153,587 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 655 | ADDN SFR | 0 | 03/25/2008 |

| SALES DATA | | | | | | |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1497/591 | 7/17/2023 | TD U | | I | 11 | 100 |

| BLD DATE | | LGL DATE | |
|----------|----------|------------|---------|
| XF DATE | INC DATE | LAND DATE | AG DATE |
| | | 04/21/2023 | 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 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 290 | |
| 2 | 0258 | PATIO | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 40 | |

554 SW GRANDVIEW ST, LAKE CITY

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

| BUILDING DIMENSIONS | | | | | | |
|--|--|--|--|--|--|--|
| BAS= W61 S26 E61 FCP= E20 N18 W20 S18\$ N18 FST= E20 N8 W20 S8\$ N8\$. | | | | | | |

| 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 | 0 | | *RSF- | 298.00 | 125.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 18,500.00 | 18,500.00 | 18,500 | | | | | | | |