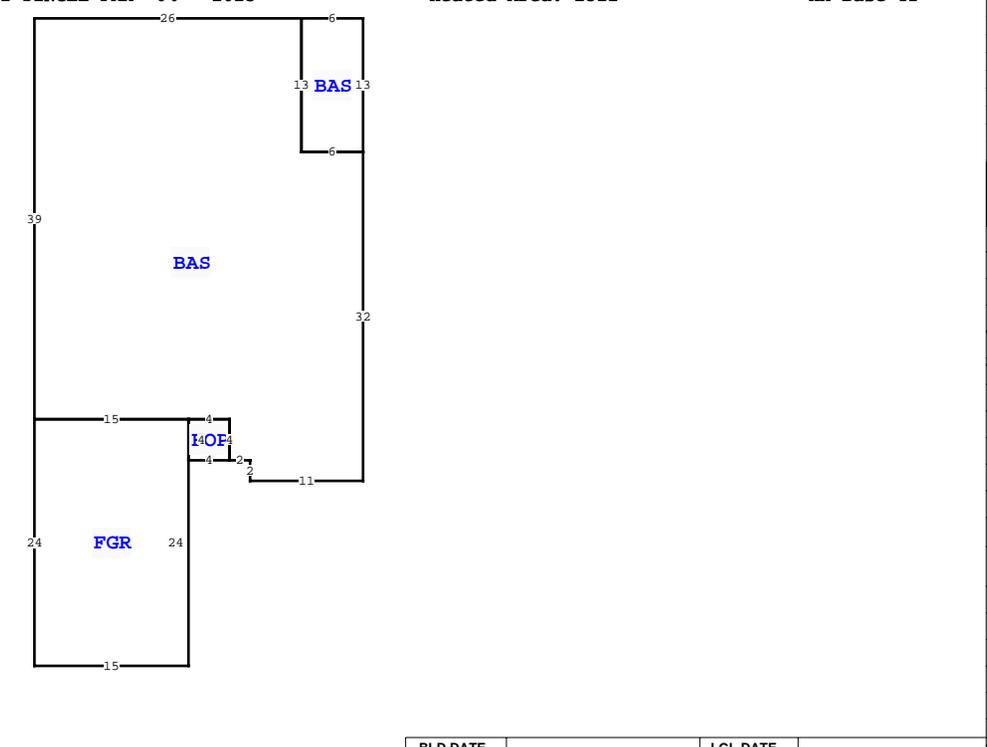


ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	15	HARDTILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	0 100
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			
0100	01	1,525	126.0720	143.72	219,173	1988	1998		0	0	27.00	73.00		



1135 SW FAIRFAX GLN, LAKE CITY

QUALITY	DOR CODE	MAP NUM	MKT AREA		
05 05	0100		06		
NEIGHBORHOOD/LOC 6417.0700 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	78	100		78	8,183
BAS	1,244	100		1,244	130,515
FGR	360	55		198	20,774
FOP	16	30		5	525
TOTALS	1,698			1,525	159,996

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	1,000	
2	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

LAND DESCRIPTION																								
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		*RMF	1 0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

TOTAL OB/XF																								
														3,200										

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	159,996		
TOTAL MARKET OB/XF VALUE	3,200		
TOTAL LAND VALUE - MARKET	22,500		
TOTAL MARKET VALUE	185,696		
SOH/AGL Deduction	0		
ASSESSED VALUE	185,696		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	185,696		
TOTAL JUST VALUE	185,696		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	185,044		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
549	MAINT/ALTR	100	12/10/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1520/1109	7/17/2024	CT	U	I	18	135,000

GRANTOR: CLERK OF COURT
GRANTEE: BLS INVEST, LLC
1256/0572 6/07/2013 WD Q I 01 112,000
GRANTOR: CECILIA A LIZOTTE & C
GRANTEE: BRADLEY & RACHEL HO

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W26 S39 FGR= S24 E15 N24 W15\$ E15 FOP= S4 E4 N4 W4\$ E4 S4 E2 S2 E11 N32 BAS= N13 W6 S13 E6\$ W6 N13\$.													