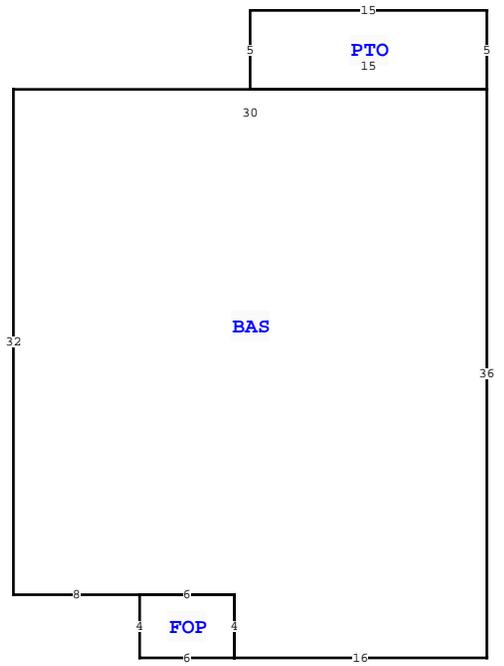




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	31	VINYL SID	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	03	MASONRY	100
Common Wall		30	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		1	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6417.0800	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,024	100	
FOP	24	30	
PTO	75	5	
TOTALS	1,123		
		1,035	82,669

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	TOWNHOUSE	100%	- 2010	120.71	124,935	1992	1992	0	0	33.83	66.17
Heated Area: 1024 HX Base Yr 2010											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	82,669		
TOTAL MARKET OB/XF VALUE	225		
TOTAL LAND VALUE - MARKET	22,500		
TOTAL MARKET VALUE	105,394		
SOH/AGL Deduction	41,720		
ASSESSED VALUE	63,674		
TOTAL EXEMPTION VALUE	HX HB 38,674		
BASE TAXABLE VALUE	25,000		
TOTAL JUST VALUE	105,394		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	105,068		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044254	Roof Replacement	6,954	04/25/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1184/1522	11/04/2009	AG	U	I	40	110,700
GRANTOR: VIVIAN JEAN ROWE						
GRANTEE: JOHN ROWE						
1096/2193	9/15/2006	AG	Q	I	01	125,000
GRANTOR: FORREST W & MARILYN K						
GRANTEE: VIVIAN JEAN ROWE						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	100	0
991 SW ROSSBOROUGH CT, LAKE CITY											
										BLD DATE	
										LGL DATE	
										LAND DATE	
										AG DATE	
										04/21/2023 MLU	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= N36 PTO= N5 W15 S5 E15\$ W30 S 32 E8 FOP= S4 E6 N4 W6\$ E6 S4 E16\$.			

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-	244.00	83.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							