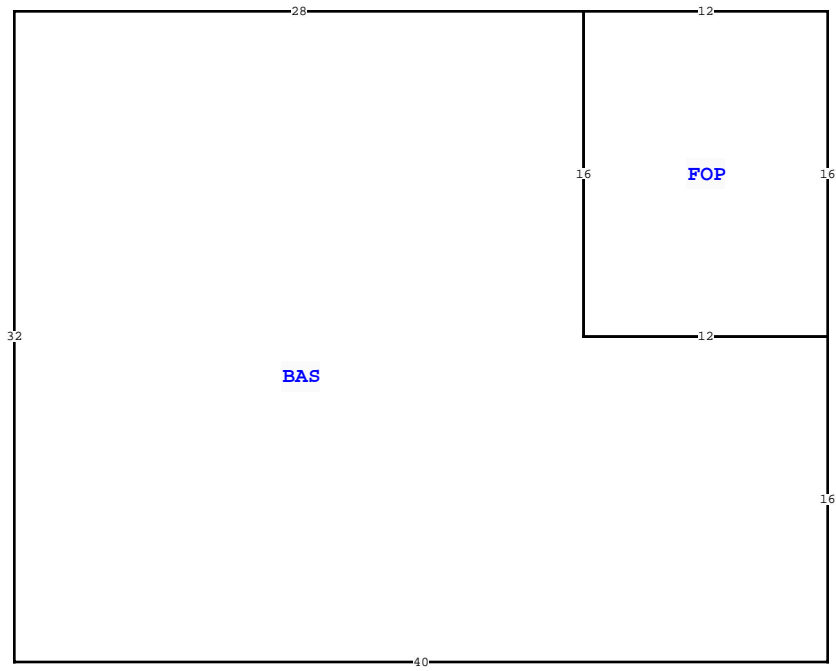




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	09	PINE WOOD	100
Air Condition	01	NONE	100
Heating Type	01	NONE	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architactual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	4801 WAREHOUSE/STOR/SFR		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,088	100	
FOP	192	30	
TOTALS	1,280		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,146	79.5600	89.11	102,120	1945	1945	0	0	35.00	65.00
1 SINGLE FAM 0% - 2022 Heated Area: 1088 HX Base Yr											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			770,272
TOTAL MARKET OB/XF VALUE			68,980
TOTAL LAND VALUE - MARKET			133,400
TOTAL MARKET VALUE			972,652
SOH/AGL Deduction			0
ASSESSED VALUE			972,652
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			972,652
TOTAL JUST VALUE			972,652
NCON VALUE			772,424
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			189,338

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050469	New Commercial Co	700,000	02/17/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1453/487	11/19/2021	WD	U	I	30	245,000

GRANTOR: HALL DEBBIE MERRITT
 GRANTEE: C A BOONE CONSTRUCT
 1338/0533 6/02/2017 PB U I 18 0
 GRANTOR: CLERK OF COURT
 GRANTEE: ETHEL MERRITT (LE)&

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100
3	0140	CLFENCE 6	0	0	0	0	280.00	UT	8.00	8.00	100
4	0260	PAVEMENT-A	0	0	0	0	29,545.00	UT	2.00	2.00	100
5	0166	CONC, PAVMT	0	0	0	0	1,800.00	UT	4.00	4.00	100

TOTAL OB/XF											
68,980											
970 SW ARLINGTON BLVD, LAKE CITY											
BLD DATE		LGL DATE	05/12/2026	MLU							
XF DATE		LAND DATE									
INC DATE		AG DATE									

BUILDING NOTES											

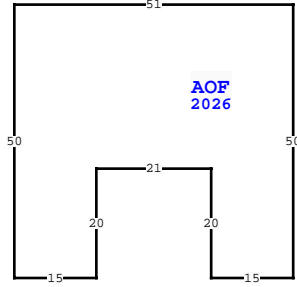
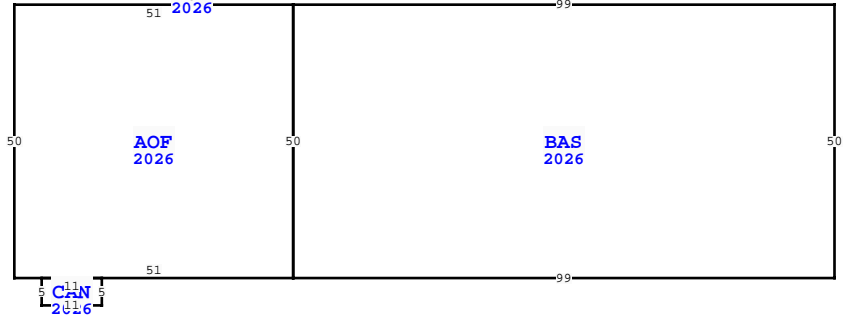
BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W28 S32 E40 N16 W12 N16 \$											
FOP=[ORIG=12,16] N16 W12 S16 E12 \$											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	4817	C	STORG/ OFF	0		CG	0.00	0.00	43,560.00	SF	1.00
2	0100	C	SFR	0			0.00	0.00	1.75	AC	1.00



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL	100
Roof Structur	10	STEEL FRME	100
Roof Cover	14	PREFIN MT	100
Interior Wall	01	MINIMUM	100
Interior Floo	03	CONC FINSH	100
Ceiling	03	PART.FIN.	100
Air Condition	01	NONE	100
Heating Type	01	NONE	100
Fixtures	10	100	
Frame	05	STEEL	100
Story Height	18	100	
RMS	11	100	
Stories	1.5	1.5	100
Condition Adj	03	03	100
Quality	06	06	
DOR CODE	4801 WAREHOUSE/STOR/SFR		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
AOF	2,130	150	2026
AOF	2,550	150	2026
BAS	4,950	100	2026
CAN	25	30	2026
CAN	55	30	2026
TOTALS	9,710		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	PREF M B A	0%	- 2026	59.28	711,004	2025	2025	0	0	1.00	99.00	
Heated Area: 9630 HX Base Yr												



970 SW ARLINGTON BLVD, LAKE CITY

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

COLUMBIA COUNTY PROPERTY			PAGE 2 of 2	2
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 2	Tax Dist:			
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TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		972,652		
TOTAL JUST VALUE		972,652		
NCON VALUE		772,424		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		189,338		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1453/487	11/19/2021	WD	U	I	30	245,000
GRANTOR: HALL DEBBIE MERRITT						
GRANTEE: C A BOONE CONSTRUCT						
1338/0533	6/02/2017	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: ETHEL MERRITT (LE)&						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2026;ORIG=61,6] S50 E99 N50 W99 \$	
AOF=[YR=2026;ORIG=10,6] S50 E51 N50 W51 \$	
AOF=[YR=2026;ORIG=10,70] S50 E15 N20 E21 S20 E15 N50 W51 \$	
CAN=[YR=2026;ORIG=15,56] S5 E11 N5 W11 \$	
CAN=[YR=2026;ORIG=40,1] S5 E5 N5 W5 \$	

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

LAND DESCRIPTION													TOTAL OB/XF					0						
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