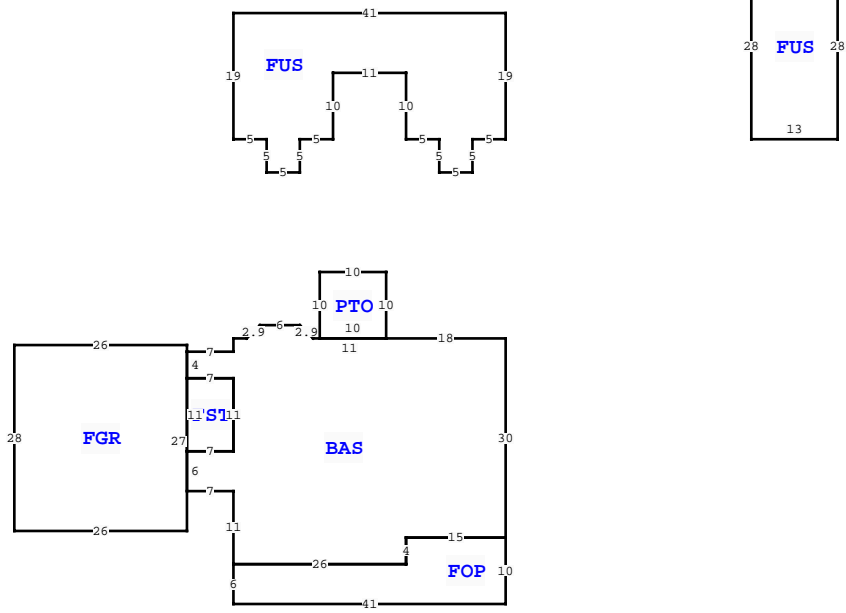


| BUILDING CHARACTERISTICS | |
|--------------------------|-------------------|
| ELEMENT | CD |
| Exterior Wall | 19 COMMON BRK 100 |
| Roof Structur | 08 IRREGULAR 100 |
| Roof Cover | 03 COMP SHNGL 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floo | 15 HARDTILE 100 |
| Air Condition | 03 CENTRAL 100 |
| Heating Type | 04 AIR DUCTED 100 |
| Bedrooms | 3 100 |
| Bathrooms | 2.5 100 |
| Frame | 01 NONE 100 |
| Stories | 2. 2. 100 |
| Architactual | 05 CONV 100 |
| Units | 0 100 |
| Condition Adj | 03 03 100 |
| 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 | 3,042 | 138.9234 | 155.59 | 473,305 | 1999 | 1999 | 0 | 0 | 26.00 | 74.00 |

1 SINGLE FAM 100% - 2016 Heated Area: 2503 HX Base Yr 2016



| Quality | 07 07 | | | | |
|------------------|--------------------|-------------|------|--------------|----------------------|
| DOR CODE | 0100 SINGLE FAMILY | | | | |
| MAP NUM | MKT AREA 06 | | | | |
| NEIGHBORHOOD/LOC | 7417.0400 1.00/ | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,420 | 100 | | 1,420 | 163,494 |
| FGR | 728 | 55 | | 400 | 46,055 |
| FOP | 306 | 30 | | 92 | 10,592 |
| FST | 77 | 55 | | 42 | 4,836 |
| FUS | 364 | 100 | | 364 | 41,910 |
| FUS | 719 | 100 | | 719 | 82,783 |
| PTO | 100 | 5 | | 5 | 576 |
| TOTALS | 3,714 | | | 3,042 | 350,246 |

289 SW CHALLENGER LN, LAKE CITY

| | | | |
|----------|--|-----------|------------|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/14/2026 |
| INC DATE | | AG DATE | 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 | 100 | 0 | 0 | | 2.00 | 100 | 1999 | 1999 | 3 | 100 | 1,870 | |

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY PAGE 1 of 2

| | |
|---------------------------|-----------|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 376,620 |
| TOTAL MARKET OB/XF VALUE | 1,870 |
| TOTAL LAND VALUE - MARKET | 35,000 |
| TOTAL MARKET VALUE | 413,490 |
| SOH/AGL Deduction | 120,459 |
| ASSESSED VALUE | 293,031 |
| TOTAL EXEMPTION VALUE | 51,411 |
| BASE TAXABLE VALUE | 241,620 |
| TOTAL JUST VALUE | 413,490 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 418,926 |

LAND:1:1: 0.50 AC

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|------------------|--------|------------|
| 000051888 | Roof Replacement | 8,000 | 12/19/2024 |
| 000043376 | Roof Replacement | 16,569 | 12/13/2021 |
| 22123 | PLANE HNGR | 150 | 07/23/2004 |
| 15825 | SFR | 380 | 07/27/1999 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1299/2215 | 8/16/2015 | WD Q | Q | I | 01 | 300,000 |
| GRANTOR: DANIEL D & SHEILA M S | | | | | | |
| GRANTEE: DEL J SCHIER | | | | | | |
| 1289/1249 | 10/06/2014 | WD U | U | I | 30 | 120,100 |
| GRANTOR: SAURIOL RENTALS LLC | | | | | | |
| GRANTEE: DANIEL D & SHEILA M | | | | | | |

BUILDING NOTES

BUILDING DIMENSIONS
 BAS= W18 PTO= N10 W10 S10 E10\$ W11 U2 L2 W6 L2 D2 W2 S2
 W7 FGR= N1 W26 S28 E26 N27\$ S4 FST= S11 E7 N11 W7\$ E7 S11 W7
 S6 E7 S11 FOP= S6 E41 N10 W15 S4 W26\$ E26 N4 E15 N30\$ PTR=
 N30 FUS= N19 W41 S19 E5 S5 E5 N5 E5 N10 E11 S10 E5 S5 E5 N5
 E5\$ S30\$ PTR= N30 E50 FUS= N28 W13 S28 E13\$ S30 W50\$.

| 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 | 1120.00 | 187.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 35,000 | | | | | | | | | |

