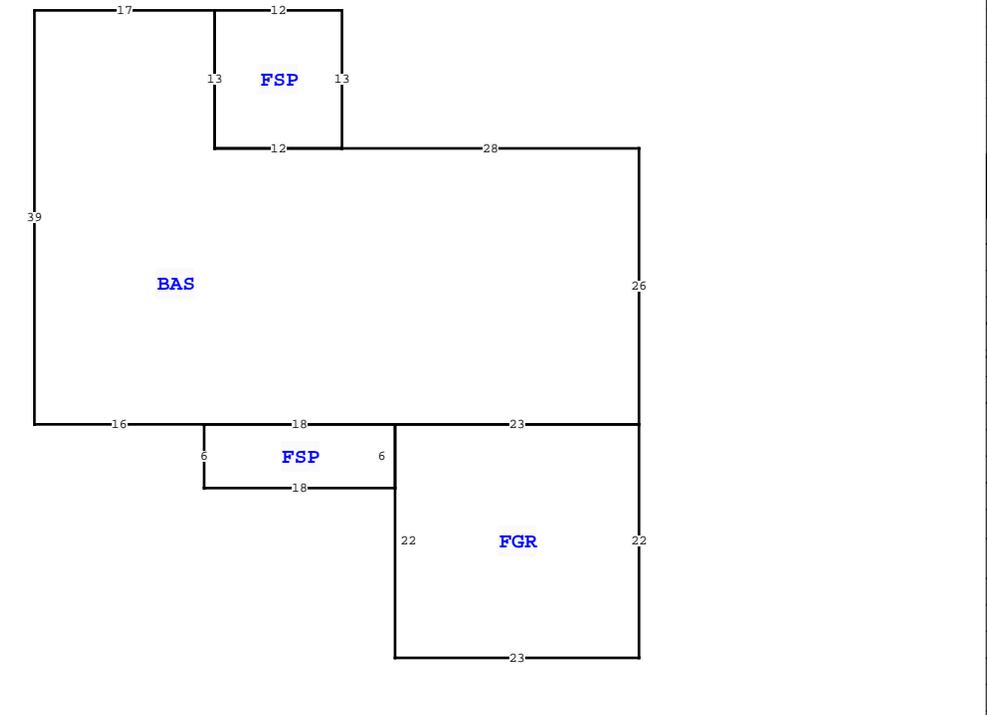


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	31 VINYL SID 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	12 HARDWOOD 80
Interior Floor	14 CARPET 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2010								
					Heated Area: 1703						
						HX Base Yr 2010					



Quality	06 06				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	7417.0100 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,703	100		1,703	197,739
FGR	506	55		278	32,279
FSP	108	40		43	4,993
FSP	156	40		62	7,199
TOTALS	2,473			2,086	242,210

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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2009	2009	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	1,164.00	UT	2.50	2.50	100	2009	2009	3	100	2,910	
3	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,500	

140 SW VERMONT WAY, LAKE CITY										BLD DATE		LGL DATE		
										XF DATE		LAND DATE	04/21/2023	MLU
										INC DATE		AG DATE		

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			242,210
TOTAL MARKET OB/XF VALUE			6,410
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			267,120
SOH/AGL Deduction			94,384
ASSESSED VALUE			172,736
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			121,325
TOTAL JUST VALUE			267,120
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			265,768

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27952	SFR	724	07/17/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1182/0364	10/06/2009	WD	Q	I	01	178,000
GRANTOR: RICHARD KEEN						
GRANTEE: CHRISTOPHER J & MAR						
1176/2400	7/09/2009	WD	Q	V	01	25,000
GRANTOR: CEE-BAS INC						
GRANTEE: RICHARD KEEN						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W28 FSP= N13 W12 S13 E12\$ W12 N13 W17 S39 E16 FSP= S6 E18 N6 W18\$ E18 FGR= S22 E23 N22 W23\$ E23 N26\$.

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							