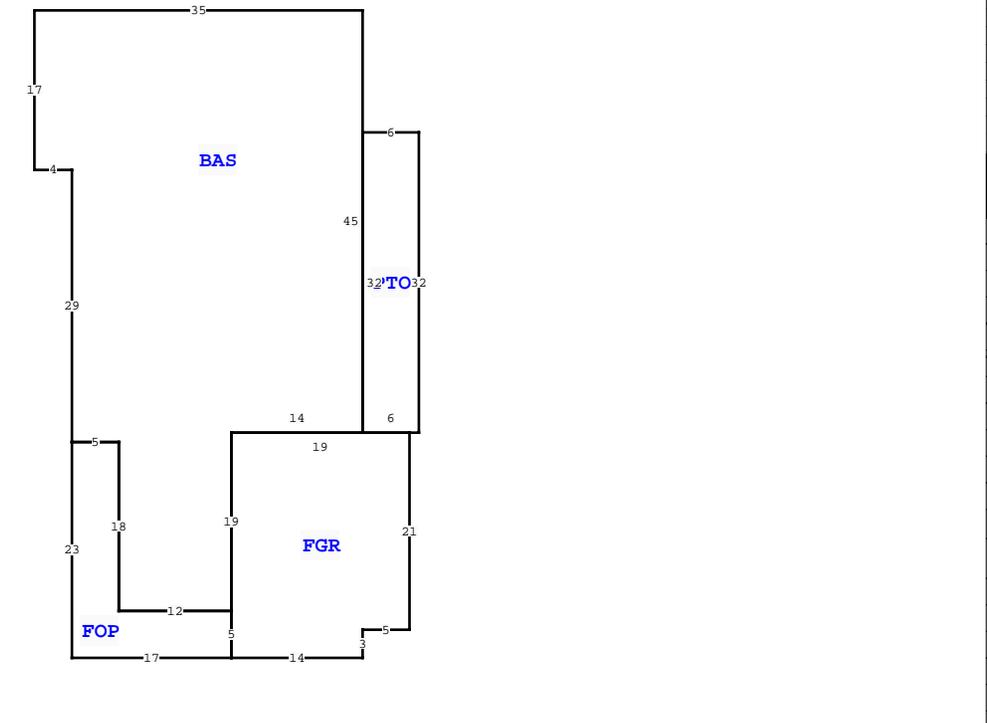


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	2	100
Bathrooms	2	100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	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	2,001	121.4136	135.98	272,096	2001	2001	0	0	24.00	76.00	



Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	5417.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,696	100		1,696	175,273
FGR	441	55		243	25,113
FOP	175	30		52	5,374
PTO	192	5		10	1,034
TOTALS	2,504			2,001	206,793

1855 SW PALOMA CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	392.00	UT	1.50	1.50	100	2001	2001	3	100	588	

TOTAL OB/XF 588

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% 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			0.00	104.00	1.00	LT		1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			206,793
TOTAL MARKET OB/XF VALUE			588
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			225,881
SOH/AGL Deduction			71,816
ASSESSED VALUE			154,065
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			102,654
TOTAL JUST VALUE			225,881
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			228,602

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2075	SFR	435	04/24/2001
00626			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1319/2651	6/09/2016	QC	U	I	11	91,100
GRANTOR: LYNN K SULLIVAN & LIS						
GRANTEE: LYNN K SULLIVAN						
0932/1031	8/01/2001	WD	Q	I		149,000
GRANTOR: COLUMBIA INVESTORS LL						
GRANTEE: WESLEY RAYMOND KIRK						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W35 S17 E4 S29 FOP= S23 E17 N5 W12 N18 W5\$ E5 S18 E12 FGR= S5 E14 N3 E5 N21 W19 S19\$ N19 E14 PTO= E6 N32 W6 S32\$ N45 \$.