

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 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		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.1	1. 100
Architectual Units	05	CONV 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		
1	SINGLE FAM	100%	- 1999									Heated Area: 1957	HX Base Yr 1999

TOTALS	2,799		2,315	229,427									
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Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	10416.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,957	100		1,957	193,948
FGR	534	55		294	29,136
FOP	28	30		8	793
UOP	280	20		56	5,550

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	2,275.00	UT	1.50	1.50	100	1998	1998	3	100	3,413	
2	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
3	0120	CLFENCE 4	0	100	0	525.00	UT	2.50	2.50	100	1998	1998	3	100	1,313	
4	0294	SHED WOOD/	0	100	20	480.00	UT	14.00	14.00	100	2007	2007	3	100	6,720	
5	0251	LEAN TO W/	0	100	12	288.00	UT	2.50	2.50	100	2007	2007	3	100	720	
6	0251	LEAN TO W/	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	720	
7	0104	GENERATOR	0	100	0	1.00	UT	6,000.00	6,000.00	100	2024	2023		85	5,100	

EXTRA FEATURES		154 SW DUSTY GLN, LAKE CITY											
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COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	229,427	
TOTAL MARKET OB/XF VALUE	19,186	
TOTAL LAND VALUE - MARKET	35,000	
TOTAL MARKET VALUE	283,613	
SOH/AGL Deduction	81,816	
ASSESSED VALUE	201,797	
TOTAL EXEMPTION VALUE	51,411	
BASE TAXABLE VALUE	150,386	
TOTAL JUST VALUE	283,613	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	287,056	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40356	GENERATOR	0	08/13/2020
13463	SFR	315	01/02/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0850/1783	12/19/1997	WD	Q	V		19,500

GRANTOR: BAILEY
GRANTEE: CONFIDENTIAL

BUILDING DIMENSIONS	
BAS= W25 S10 W7 UOP= /W3 / W25 S10 E28 N7 /N3/\$ /S3/ S7 W28 S31 E4 S2 E9 N2 E4 N5 FOP= E7 N4 W7 S4\$ N4 E7 S4 E14 FGR= S13 E22 N27 W10 S5 W12 S9\$ N9 E12 N5 E10 N32\$.	

LAND DESCRIPTION																								
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	35,000.00	35,000.00	35,000							