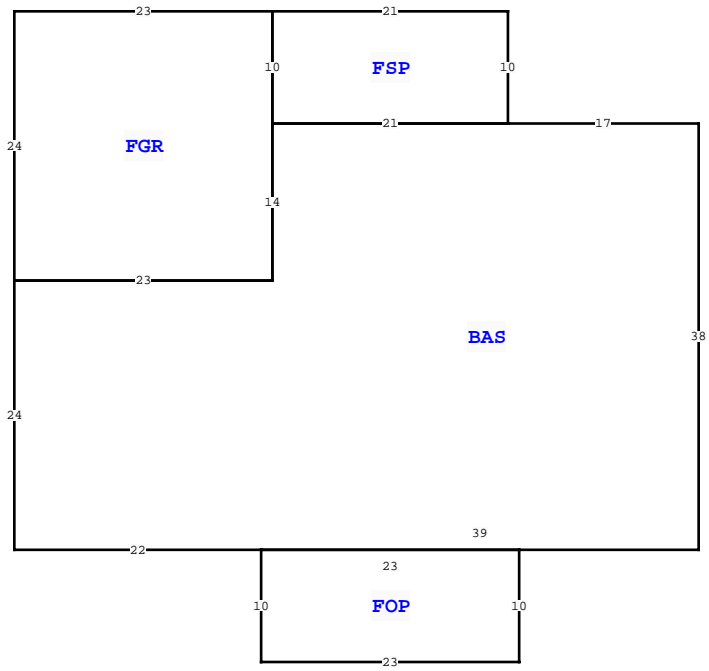


BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	16 WD FR STUC 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	07 CORK/VTILE 50				
Interior Floor	14 CARPET 50				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	2 100				
Bathrooms	2 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual Units	05 CONV 100 0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	06 06				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	10517.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,996	100		1,996	160,385
FGR	552	55		304	24,427
FOP	230	30		69	5,545
FSP	210	40		84	6,750
TOTALS	2,988			2,453	197,106

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% - 2012										Heated Area: 1996	HX Base Yr 2012



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			197,106
TOTAL MARKET OB/XF VALUE			6,388
TOTAL LAND VALUE - MARKET			41,750
TOTAL MARKET VALUE			245,244
SOH/AGL Deduction			100,147
ASSESSED VALUE			145,097
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			93,686
TOTAL JUST VALUE			245,244
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			236,894

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30376	MAINT/ALTR	35	08/15/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1408/0591	3/16/2020	WD	U	I	11	100
GRANTOR: PETER J BONZAGNI						
GRANTEE: PETER J BONZAGNI &						
1226/1741	12/16/2011	WD	Q	I	01	160,000
GRANTOR: THAYER FAMILY TRUST						
GRANTEE: PETER J BONZAGNI						

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	1.00	UT	0.00	0.00	100	0	0	3	100	2,500	
2	0296	SHED METAL	0	100	16	384.00	UT	7.00	7.00	100	1993	1993	3	100	2,688	
3	0060	CARPORT F	0	100	18	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,200	

TOTAL OB/XF														6,388
9485 S US HIGHWAY 441 , LAKE CITY														
BLD DATE														LGL DATE
XF DATE														LAND DATE
INC DATE														AG DATE
														05/06/2026
														MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W17 FSP= N10 W21 S10 E21\$ W21 FGR= N10 W23 S24 E23N14\$ S14 W23 S24 E22 FOP= S10 E23 N10 W23\$ E39 N38\$.	

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		A-1	0.00	0.00	3.34	AC		1.00	1.00	1.00	12,500.00	12,500.00	41,750							