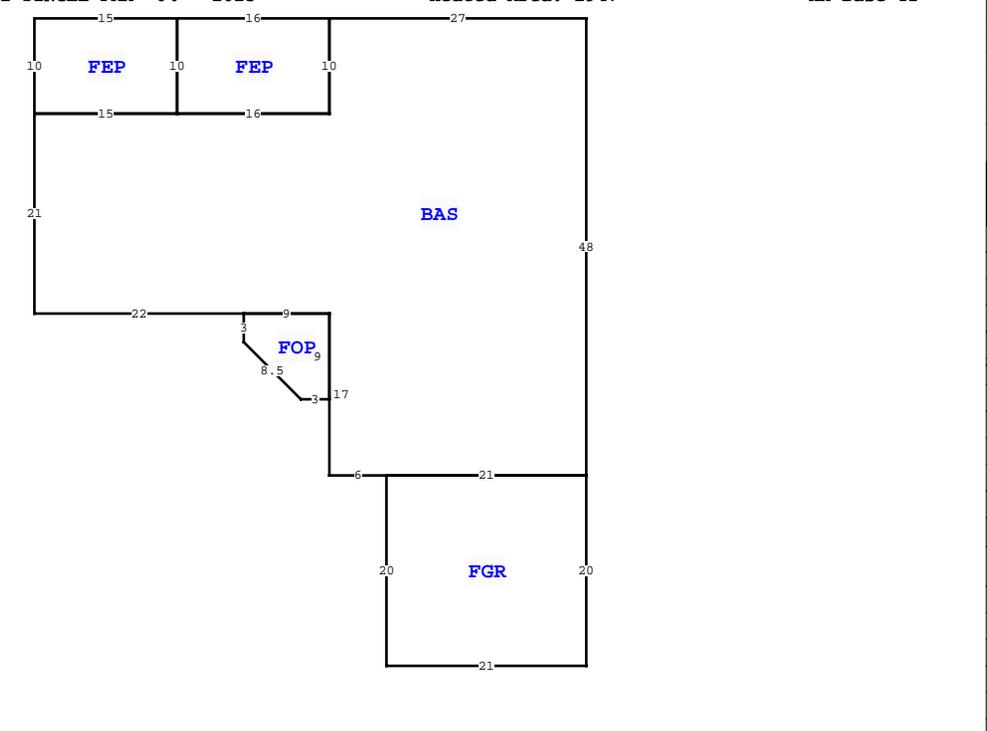


| BUILDING CHARACTERISTICS | |
|--------------------------|--------------------|
| ELEMENT | CD |
| Exterior Wall | 19 COMMON BRK 100 |
| Roof Structur | 03 GABLE/HIP 100 |
| Roof Cover | 12 MODULAR MT 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floo | 14 CARPET 80 |
| Interior Floo | 08 SHT VINYL 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. 100 |
| Architectual | 05 CONV 100 |
| Units | 0 100 |
| Condition Adj | 02 02 100 |
| Kitchen Adjus | 01 01 100 |
| Quality | 05 05 |
| DOR CODE | 0100 SINGLE FAMILY |
| MAP NUM | MKT AREA 06 |
| NEIGHBORHOOD/LOC | 11416.050 1.00/ |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|----|-------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | AP | NORM | % COND | |
| 0100 | 01 | 2,445 | 102.6648 | 114.98 | 281,126 | 1995 | 1995 | 0 | 0 | 10 | 30.00 | 60.00 | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 2 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 2 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 168,676 |
| TOTAL MARKET OB/XF VALUE | | | 3,327 |
| TOTAL LAND VALUE - MARKET | | | 70,000 |
| TOTAL MARKET VALUE | | | 242,003 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 242,003 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 242,003 |
| TOTAL JUST VALUE | | | 242,003 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 244,814 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1526/1516 | 10/31/2024 | WD | Q | I | 01 | 262,000 |
| GRANTOR: CARTER WILLIAM WORTH | | | | | | |
| GRANTEE: HUTCHINSON DAVID | | | | | | |
| 1500/787 | 10/02/2023 | PB | U | I | 18 | 0 |
| GRANTOR: CLERK OF COURT (CARTE | | | | | | |
| GRANTEE: CARTER WILLIAM WORT | | | | | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---------------|------------------|-------------|------|--------------|----------------------|
| BAS | 1,947 | 100 | | 1,947 | 134,320 |
| FEP | 150 | 80 | | 120 | 8,279 |
| FEP | 160 | 80 | | 128 | 8,830 |
| FGR | 420 | 55 | | 231 | 15,936 |
| FOP | 63 | 30 | | 19 | 1,311 |
| TOTALS | 2,740 | | | 2,445 | 168,676 |

104 SW TRUFFLES GLN, LAKE CITY

| | | | |
|----------|--|-----------|------------|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/03/2025 |
| 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 | 0 | 0 | 0 | 1,202.00 | UT | 1.50 | 1.50 | 100 | 1995 | 1995 | 3 | 100 | 1,803 | |
| 2 | 0294 | SHED WOOD/ | 0 | 0 | 8 | 10 | 80.00 | UT | 7.50 | 7.50 | 100 | 1995 | 1995 | 3 | 100 | 600 | |
| 3 | 0296 | SHED METAL | 0 | 0 | 10 | 12 | 120.00 | UT | 11.00 | 11.00 | 70 | 2009 | 2009 | 3 | 70 | 924 | |

| BUILDING NOTES | | | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | | | | |

BUILDING DIMENSIONS
BAS= W27 FEP= W16 S10 E16 N10\$ S10 W16 FEP= N10 W15 S10 E15\$ W15 S21 E22 FOP= S3 D6 R6 E3 N9 W9\$ E9 S17 E6 FGR= S20 E21 N20 W21\$ E21 N48\$.

| 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 | DPHT 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 | 0 | | A-1 | 0.00 | 0.00 | 2.00 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 70,000 | | | | | | | |