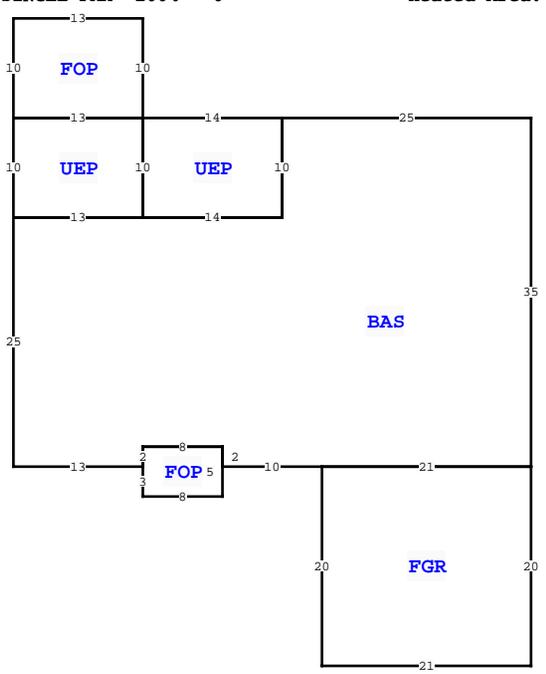


770-1251,

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
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	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

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% - 0			250,533	1993	1993	0	0	34.40	65.60		
												Heated Area: 1534	HX Base Yr



MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	11416.030	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,534	100		1,534	127,458
FGR	420	55		231	19,193
FOP	40	30		12	997
FOP	130	30		39	3,241
UEP	130	60		78	6,481
UEP	140	60		84	6,979
TOTALS	2,394			1,978	164,350

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE	164,350			
TOTAL MARKET OB/XF VALUE	10,517			
TOTAL LAND VALUE - MARKET	35,000			
TOTAL MARKET VALUE	209,867			
SOH/AGL Deduction	74,549			
ASSESSED VALUE	135,318			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	83,907			
TOTAL JUST VALUE	209,867			
NCON VALUE	5,700			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	206,847			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050883	Generator	0	09/23/2024
6709	SFR	37,000	12/29/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0770/1251	1/28/1993	WD	Q	V		11,900

GRANTOR: PETER GIEBEIG
GRANTEE: RANDALL WAINWRIGHT

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	0	UT	1.40	1.40	100	0	0	3	100	1,877	
2	0296	SHED METAL	0	100	12	16	UT	7.50	7.50	100	1993	1993	3	100	1,440	
3	0294	SHED WOOD/	0	100	10	20	UT	7.50	7.50	100	1993	1993	3	100	1,500	
4	0104	GENERATOR	0	100	0	0	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

160 SW PILOTS WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

BUILDING NOTES

BUILDING DIMENSIONS
 BAS= W25 UEP= W14 S10 E14 N10\$ S10 W14 UEP= N10 FOP= N10 W13 S10 E13\$ W13 S10 E13\$ W13 S25 E13 FOP= S3E8 N5 W8 S2\$ N2 E8 S2 E10 FGR= S20 E21 N20 W21\$ E21 N35\$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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							

TOTAL OB/XF 10,517