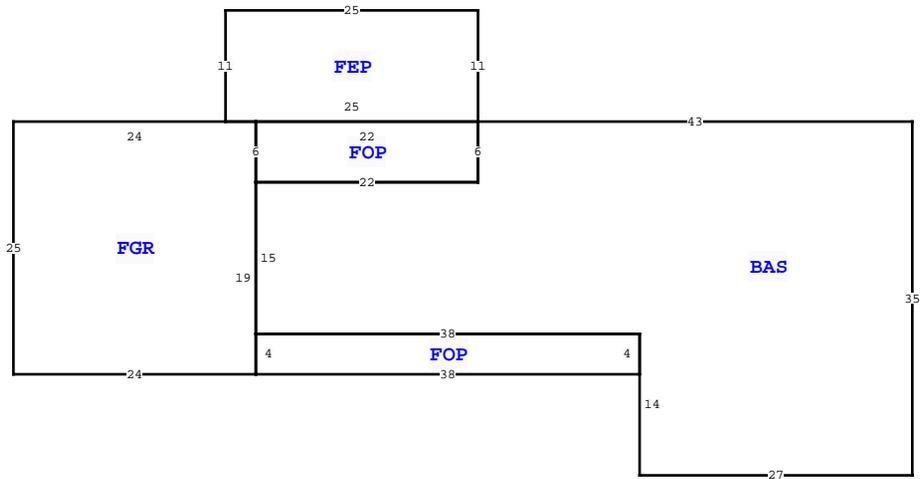




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 70			
Exterior Wall	05	AVERAGE 30			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
Architectural Units	05	CONV 100 0 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	11416.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,611	100		1,611	136,852
FEP	275	80		220	18,689
FGR	600	55		330	28,033
FOP	132	30		40	3,398
FOP	152	30		46	3,908
TOTALS	2,770			2,247	190,879

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		293,660	1980	1980	0	0	35.00	65.00
Heated Area: 1611 HX Base Yr 2012											



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		190,879
TOTAL MARKET OB/XF VALUE		4,520
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		217,899
SOH/AGL Deduction		91,881
ASSESSED VALUE		126,018
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		74,607
TOTAL JUST VALUE		217,899
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		217,899

LAND:1:1: 2.05 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048905	Electrical Servic	0	12/22/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1220/0001	8/19/2011	WD	U	I	12	72,500

GRANTOR: SECRETARY OF HOUSING  
GRANTEE: CHESTER & ROSINA GR

1210/1003	11/15/2010	WD	U	I	12	100
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GRANTOR: WELLS FARGO BANK NA  
GRANTEE: SECRETARY OF HOUSING

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC, PAVMT	0	100	15	18	1.00	UT	0.00	100	0	0	3	100	1,000	
3	0210	GARAGE U	0	100	24	22	528.00	UT	2.50	100	1993	1993	3	100	1,320	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	200	

TOTAL OB/XF											
288 SW PERSIMMON PL, LAKE CITY											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
			04/21/2023		MLU						

BUILDING NOTES											
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**BUILDING DIMENSIONS**  
BAS= W43 FEP= N11 W25 S11 E25\$ FOP= W22 S6 E22 N6 \$ S6 W22  
FGR= N6 W24 S25 E24 N19\$ S15 FOP= S4 E38 N4 W38\$ E38 S14 E27 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	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/MH	0.00	347.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							