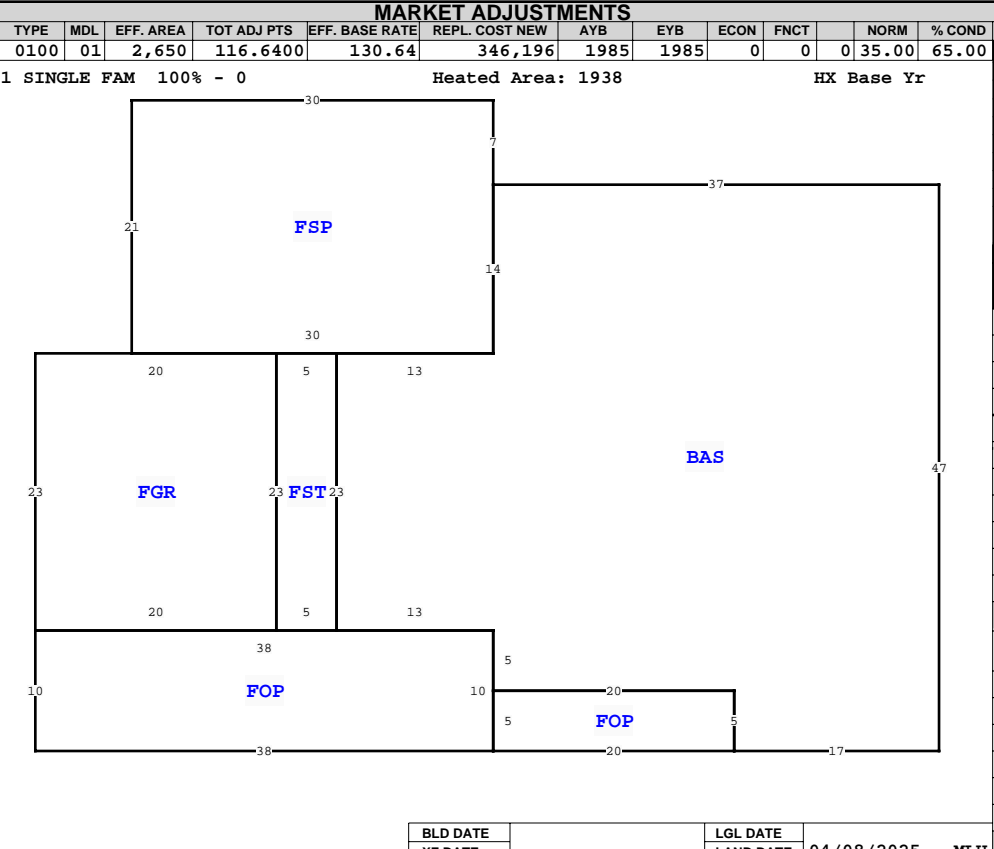


BUILDING CHARACTERISTICS		MARKET ADJUSTMENTS													COLUMBIA COUNTY PROPERTY			
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY			
Exterior Wall	19	COMMON BRK 100	0100	01	2,650	116.6400	130.64	346,196	1985	1985	0	0	35.00	65.00	STANDARD			
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM 100% - 0 Heated Area: 1938 HX Base Yr															
Roof Cover	14	PREFIN MT 100																
Interior Wall	05	DRYWALL 100																
Interior Floor	14	CARPET 90																
Interior Floor	06	VINYL ASB 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	100																
Kitchen Adjus	01	100																
Quality	05	05																
DOR CODE	5000	IMPROVED AG																
MAP NUM		MKT AREA	01															
NEIGHBORHOOD/LOC	12415.00	1.00/																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE													
BAS	1,938	100		1,938	164,567													
FGR	460	55		253	21,484													
FOP	100	30		30	2,547													
FOP	380	30		114	9,680													
FSP	630	40		252	21,399													
FST	115	55		63	5,350													
TOTALS	3,623			2,650	225,027													



VALUATION BY				STANDARD
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE				225,027
TOTAL MARKET OB/XF VALUE				22,600
TOTAL LAND VALUE - MARKET				159,970
TOTAL MARKET VALUE				269,337
SOH/AGL Deduction				100,911
ASSESSED VALUE				168,426
TOTAL EXEMPTION VALUE	HX HB			51,411
BASE TAXABLE VALUE				117,015
TOTAL JUST VALUE				407,597
NCON VALUE				0
INCOME VALUE				
PREVIOUS YEAR MKT VALUE				407,897

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053696	Electrical Servic		07/29/2025
11884	M H	125	11/20/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES			
993 SW JAFUS AVE, LAKE CITY			

BUILDING DIMENSIONS			
BAS= W37 FSP= N7 W30 S21 E30 N14\$ S14 W13 FST= W5 FGR= W20 S23 FOP= S10 E38 N10 W38\$ E20 N23\$ S23 E5 N23\$ S23 E13 S5 FOP= S5 E20 N5 W20\$ E20 S5 E17 N47\$.			

EXTRA FEATURES															BLD DATE	LGL DATE			
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	XF DATE	LAND DATE	AG DATE
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000			
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	700			
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	2,800			
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	300			
5	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000			
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400			
7	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000			
8	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,000			
9	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400			

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	1.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	8,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	16.82	AC		1.00	1.00	1.00	280.00	280.00	4,710							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	16.82	AC		1.00	1.00	1.00	8,500.00	8,500.00	142,970							
4	0000	C	VAC RES	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	8,500							