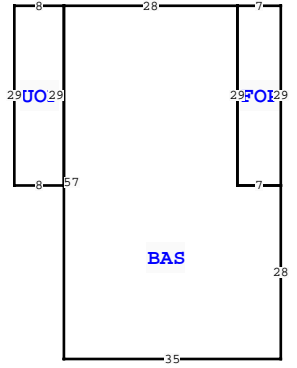
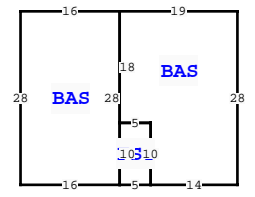


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	70
Exterior Wall	31	VINYL SID	30
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	01	NONE	100
Stories	1.5	1.5	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	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	13415.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	448	100	
BAS	482	100	
BAS	1,792	100	
FOP	203	30	
FST	50	55	
UOP	232	20	
TOTALS	3,207		

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%	- 2024								
				Heated Area:	2722			HX Base Yr	2024		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		297,412	
TOTAL MARKET OB/XF VALUE		57,256	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		414,668	
SOH/AGL Deduction		6,479	
ASSESSED VALUE		408,189	
TOTAL EXEMPTION VALUE	HX HB 13	408,189	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		414,668	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		415,079	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32275	POOL	180	09/09/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1484/1251	2/02/2023	WD Q	Q	I	01	430,000
GRANTOR: ZHAO SICHEN						
GRANTEE: CRAWFORD ISSAC						
1419/0693	9/09/2020	WD Q	Q	I	01	344,900
GRANTOR: JAMES G & CONSTANCE M						
GRANTEE: SICHEN ZHAO						

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	BLD DATE	LGL DATE
1	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800		04/22/2026	MLU
2	0296	SHED METAL	0	100	12	24	288.00	UT	7.00	7.00	100	2005	2005	3	100	2,016			
3	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	5.00	100	2005	2005	3	100	1,800			
4	0170	FPLC 2STRY	0	100	0	0	1.00	UT	2,750.00	2,750.00	100	2005	2005	3	100	2,750			
5	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	2014	2014	3	76	27,238			
6	0282	POOL ENCL	0	100	0	0	842.00	UT	15.00	15.00	100	2014	2014	3	45	5,684			
7	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,400			
8	0031	BARN,MT AE	0	100	28	46	1,288.00	UT	11.00	11.00	100	2016	2016	3	100	14,168			
9	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,400			
TOTAL OB/XF																	57,256		

BUILDING NOTES									
1900 SW BRIM ST, LAKE CITY									

BUILDING DIMENSIONS									
BAS=[ORIG=0,0] W28 S57 E35 N28 W7 N29 \$									
BAS=[ORIG=0,-20] N28 W19 S18 E5 S10 E14 \$									
BAS=[ORIG=-19,-48] W16 S28 E16 N28 \$									
UOP=[ORIG=-28,0] W8 S29 E8 N29 \$									
FOP=[ORIG=7,29] N29 W7 S29 E7 \$									
FST=[ORIG=-19,-30] S10 E5 N10 W5 \$									

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	5.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,000							