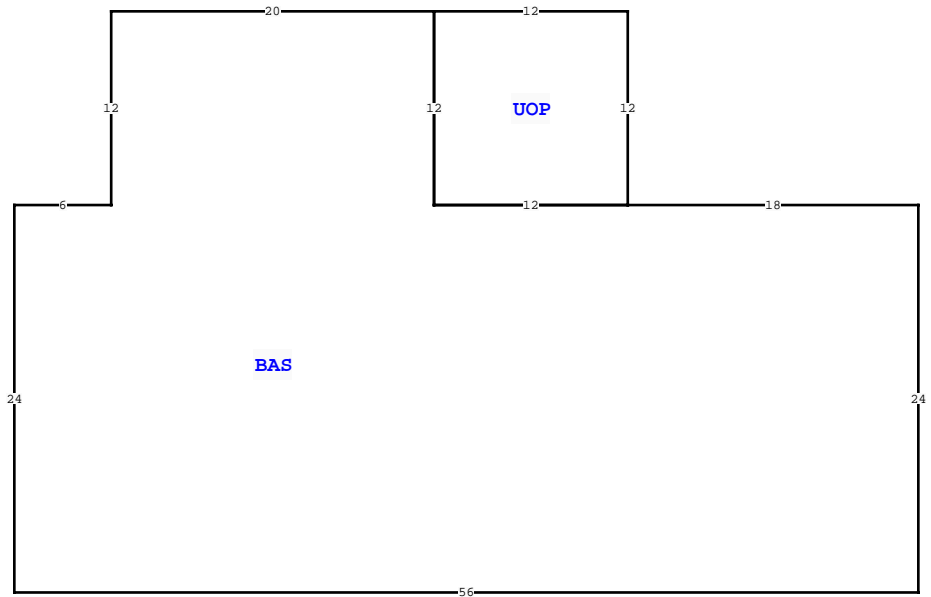


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	14515.030 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,584	100	
UOP	144	25	
TOTALS	1,728		1,620 45,840

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	100% - 2000		70.74	114,599	1995	1995	0	0	60.00	40.00	Heated Area: 1584 HX Base Yr 2000	



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				45,840		
TOTAL MARKET OB/XF VALUE				30,043		
TOTAL LAND VALUE - MARKET				110,110		
TOTAL MARKET VALUE				90,892		
SOH/AGL Deduction				36,717		
ASSESSED VALUE				54,175		
TOTAL EXEMPTION VALUE				HX HB 29,175		
BASE TAXABLE VALUE				25,000		
TOTAL JUST VALUE				185,993		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				172,233		
SALE:1:1: LOT 3 TIMBER RIDGE						
PERMIT NUM DESCRIPTION AMT ISSUED						
22959	POOL	130	03/29/2005			
9721	M H	125	05/16/1995			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0788/0799	3/23/1994	WD Q	V			20,000
GRANTOR: GULF ATLANTIC LAND &						
GRANTEE: HAROLD DEAN & JUSTI						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W18 UOP= N12 W12 S12 E12\$ W12 N12 W20 S12 W6 S24 E56 N24\$.						

EXTRA FEATURES														303 SW MONTEGO AVE, LAKE CITY		
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	0296	SHED METAL	0	100	12	12	144.00	UT	3.00	100	1993	1993	3	100	432	
2	0280	POOL R/CON	0	100	16	28	448.00	UT	70.00	100	2005	2005	3	47	14,739	
3	0282	POOL ENCL	0	100	23	44	1,012.00	UT	15.00	100	2005	2005	3	40	6,072	
4	0130	CLFENCE	5	0	100	0	1.00	UT	0.00	100	2005	2005	3	100	600	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
6	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2005	2005	3	100	1,200	
TOTAL OB/XF														30,043		

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	5500	A	TIMBER 2	0		00	0.00	0.00	9.01	AC		1.00	1.00	1.00	445.00	445.00	4,009							
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	9.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,110							