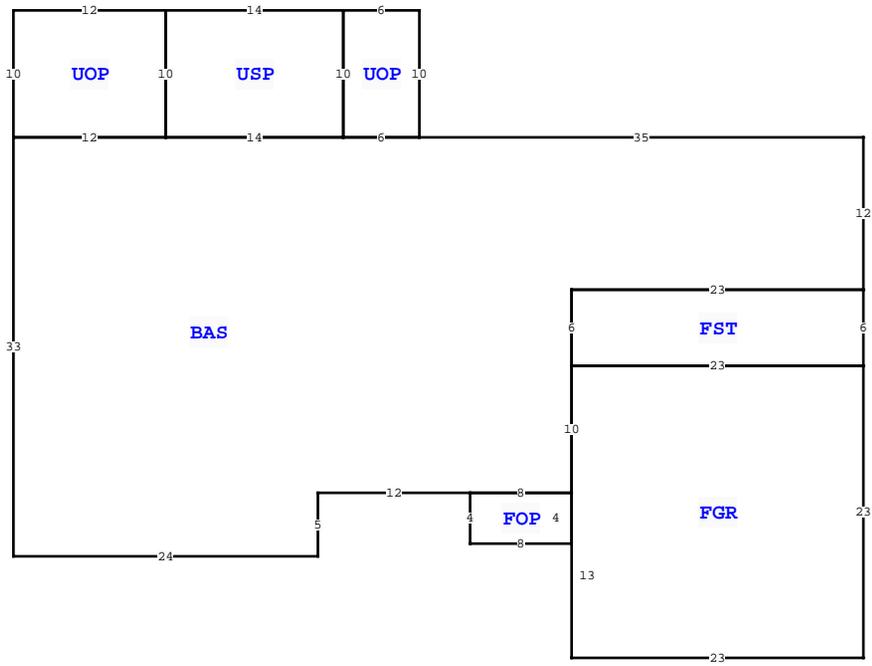


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	16	WD FR STUC	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	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	06
NEIGHBORHOOD/LOC	16417.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,628	100	
FGR	529	55	
FOP	32	30	
FST	138	55	
UOP	60	20	
UOP	120	20	
USP	140	35	
TOTALS	2,647		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,090	116.9190	130.95	273,686	1984	1984	0	0	35.00	65.00
1 SINGLE FAM 100% - 2003 Heated Area: 1628 HX Base Yr 2003											



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE	177,896	
TOTAL MARKET OB/XF VALUE	44,265	
TOTAL LAND VALUE - MARKET	18,500	
TOTAL MARKET VALUE	240,661	
SOH/AGL Deduction	87,783	
ASSESSED VALUE	152,878	
TOTAL EXEMPTION VALUE	51,411	
BASE TAXABLE VALUE	101,467	
TOTAL JUST VALUE	240,661	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	242,082	

SALE:3:1: LOT 6 INDAINWOOD UNIT II \$.70 STAMPS
SALE:2:1: \$.70 STAMPS
SALE:1:1: 2 DEEDS TO SAME GRANTEE (ORB 822-1380)

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40597	POOL ENCL	0	09/25/2020
40231	POOL	0	07/28/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0902/1336	5/12/2000	WD Q	Q	I		80,500
GRANTOR: GREGORY						
GRANTEE: R MULLIN						
0880/2251	5/17/1999	WD Q	Q	I		76,500
GRANTOR: DANNELLY						
GRANTEE: GREGORY						

EXTRA FEATURES		303 SE MOHAWK WAY, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0166	CONC, PAVMT	0.00
2	0190	FPLC PF	1,200.00
3	0120	CLFENCE 4	0.00
4	0258	PATIO	0.00
5	0296	SHED METAL	0.00
6	0280	POOL R/CON	70.00
7	0282	POOL ENCL	15.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/21/2023		MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W35 UOP= N10 W6 S10 E6\$ W6 USP= N10 W14 S10 E14 \$ W14 UOP= N10 W12 S10 E12\$ W12 S33 E24 N5 E12 FOP= S4 E8 N4 W8\$ E8 FGR= S13 E23 N23 W23 S10\$ N10 FST= E23 N6 W23 S6\$ N6 E23 N12\$.	

LAND DESCRIPTION		TOTAL OB/XF 44,265																						
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	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							