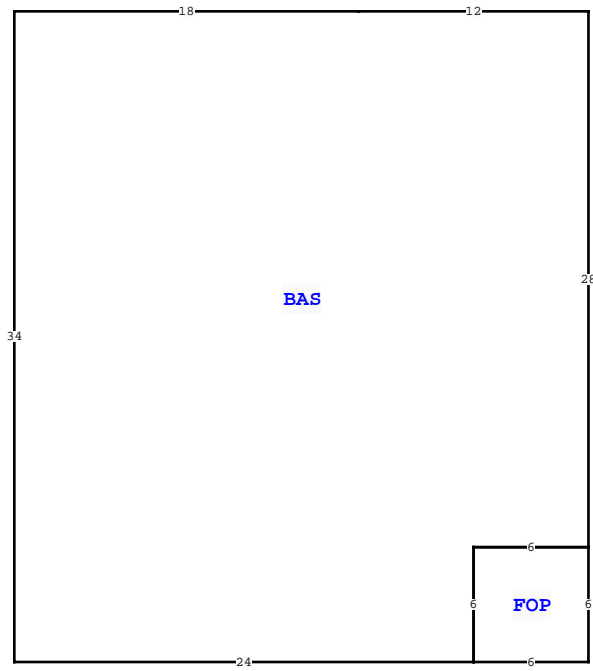




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floo	14	CARPET	100
Ceiling	02	F.NOT SUS	100
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Fixtures		2	100
Frame	02	WOOD FRAME	100
Story Height		8	100
RMS		2	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	1700	OFFICE BLD	1STY
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	19317.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	984	100	
FOP	36	30	
TOTALS	1,020		995 27,059

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	OFFICE LOW	0%	- 2021		54.39	54,118	1950	1950	0	0	50.00	50.00	
Heated Area: 984 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			36,224
TOTAL MARKET OB/XF VALUE			7,600
TOTAL LAND VALUE - MARKET			19,200
TOTAL MARKET VALUE			63,024
SOH/AGL Deduction			6,122
ASSESSED VALUE			56,902
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			56,902
TOTAL JUST VALUE			63,024
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			56,624
XFOB:4:1: MOBILE HOME HAS NO TAG OR RP'S			
LAND:3:1: LOT 9 ADJ FOR CORNER LOT			
LAND:2:1: LOT 8 OFFICE			
LAND:1:1: LOT 7			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1414/2736	7/08/2020	WD	U	I	30	35,400
GRANTOR: DEAN HACKETT & ROBERT						
GRANTEE: A-1 BAIL BOND INC						
0857/2090	5/01/1998	WD	Q	I	03	13,500
GRANTOR: DEAN HACKETT						
GRANTEE: DEAN HACKETT & ROBE						

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	0166	CONC,PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	600	
2	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF													
860 NW COUNTY ROAD 25A , LAKE CITY													
7,600													

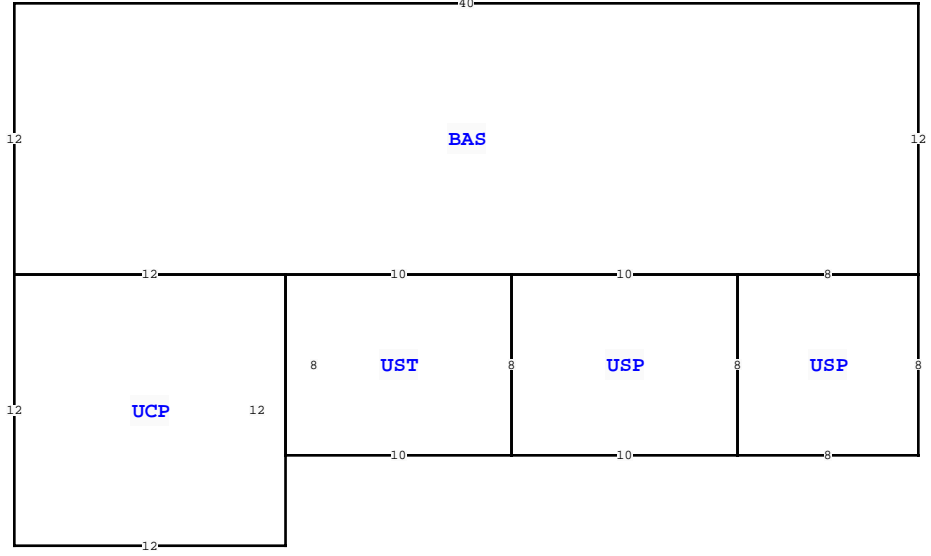
BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W18 S34 E24 FOP= E6 N6 W6 S6\$ N6 E6 N28 W12\$.													

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	1000	C	VACANT COMME	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
3	0000	C	VAC RES	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.20	6,000.00	7,200.00	7,200							

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	02	WINDOW	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	100
Stories	1.	1.	100
Architectural	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	02	02	
DOR CODE	1700 OFFICE BLD 1STY		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	19317.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	480	100	
UCP	144	20	
USP	64	35	
USP	80	35	
UST	80	45	
TOTALS	848		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	595	64.1835	38.51	22,913	1975	1975	0	0	60.00	40.00
2 MOBILE HME 0% - 2021 Heated Area: 480 HX Base Yr											



860 NW COUNTY ROAD 25A , LAKE CITY

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 2 of 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			36,224
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BASE TAXABLE VALUE			56,902
TOTAL JUST VALUE			63,024
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			56,624

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
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0857/2090	5/01/1998	WD	Q	I	03	13,500
GRANTOR: DEAN HACKETT						
GRANTEE: DEAN HACKETT & ROBE						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/07/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W40 S12 UCP= S12 E12 N12 W12\$ E12 UST= S8E10 N8 W10\$ E10 USP= S8 E10 N8 W10\$ E10 USP= S8 E8 N8 W8\$ E8N12\$.	

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

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