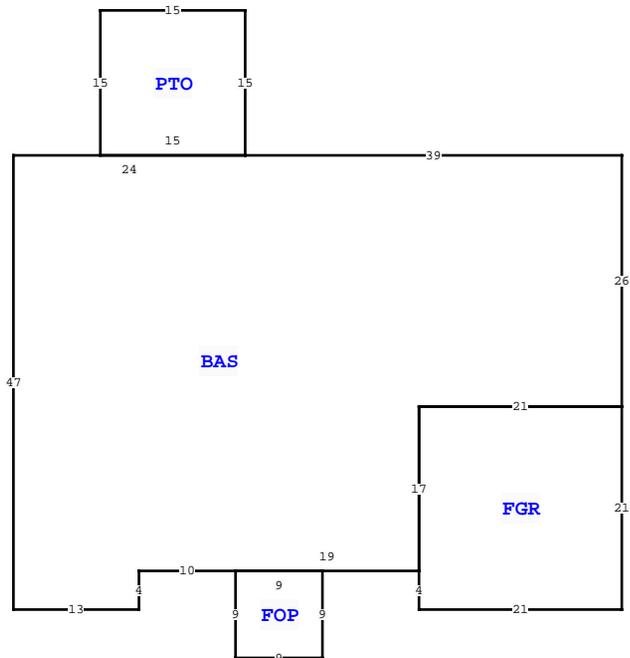


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	20316.010	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,404	100
FGR	441	55
FOP	81	30
PTO	225	5
TOTALS	3,151	

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%	1997		366,147	1996	1996	0	0	29.00	71.00	Heated Area: 2404 HX Base Yr 1997	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY STANDARD			
Tax Group: 3 Tax Dist:			
BUILDING MARKET VALUE 259,964			
TOTAL MARKET OB/XF VALUE 1,680			
TOTAL LAND VALUE - MARKET 72,450			
TOTAL MARKET VALUE 334,094			
SOH/AGL Deduction 121,847			
ASSESSED VALUE 212,247			
TOTAL EXEMPTION VALUE HX HB 51,411			
BASE TAXABLE VALUE 160,836			
TOTAL JUST VALUE 334,094			
NCON VALUE 0			
INCOME VALUE			
PREVIOUS YEAR MKT VALUE 328,291			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046454	Roof Replacement	18,000	02/06/2023
10529	SFR	375	12/06/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0805/1621	5/18/1995	WD Q	Q	V		19,000
GRANTOR: ALVARO ALVARADO & HAN						
GRANTEE: STEPHEN NORMAN						
0777/2088	7/28/1993	WD Q	Q	V		18,000
GRANTOR: LENVIL DICKS						
GRANTEE: ALVARO ALVARADO						

TOTALS	3,151		2,682	259,964
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375 NW FETT WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026
INC DATE		AG DATE	MLU

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	0294	SHED WOOD/	0	100	12	12			7.50	100	1996	1996	3	100	1,080	
2	0166	CONC, PAVMT	0	100	20	20			1.50	100	1996	1996	3	100	600	

BUILDING NOTES													

BUILDING DIMENSIONS
 BAS= W39 PTO= N15 W15 S15 E15\$ W24 S47 E13 N4 E10 FOP= S9 E9 N9 W9\$ E19 FGR= S4 E21 N21 W21 S17\$ N17 E21 N26\$.

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-3	0.00	0.00	4.83	AC		1.00	1.00	1.00	15,000.00	15,000.00	72,450							