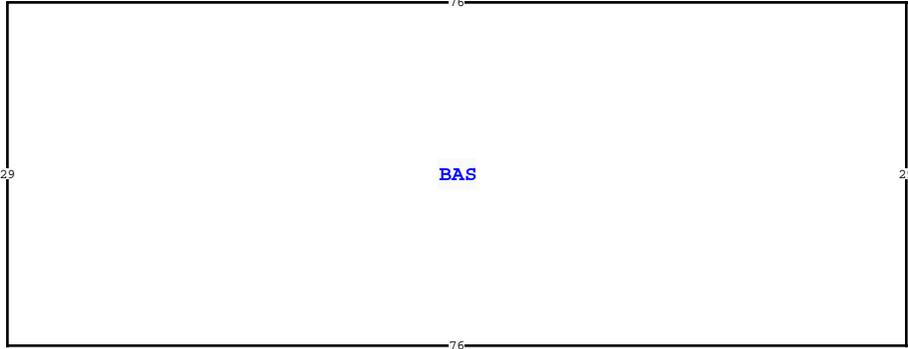




ELEMENT	CD	BUILDING CHARACTERISTICS CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	05	05

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MODULAR	1	100%	- 2015	Heated Area: 2204		HX Base Yr 2015						



COLUMBIA COUNTY PROPERTY			PAGE 1 of 2	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	103,362			
TOTAL MARKET OB/XF VALUE	8,560			
TOTAL LAND VALUE - MARKET	60,120			
TOTAL MARKET VALUE	172,042			
SOH/AGL Deduction	36,263			
ASSESSED VALUE	135,779			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	84,368			
TOTAL JUST VALUE	172,042			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	163,653			

DOR CODE	MAP NUM	MKT AREA	NEIGHBORHOOD/LOC		
0201			20416.020 1.00/		
		01			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,204	100		2,204	96,552
TOTALS	2,204			2,204	96,552

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051428	Roof Replacement	10,550	11/07/2024
24459	SFR	275	05/03/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1283/0710	10/16/2014	WD	U	I	12	90,000

GRANTOR: TD BANK NA
 GRANTEE: GARY L & TARA ROSHY
 1277/1754 7/14/2014 QC U I 11 100
 GRANTOR: LAKE CITY KOREAN BAPT
 GRANTEE: TD BANK N A

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	0070	CARPORT UF	0	100	24	30			720.00	UT	3.75	100	2006	2006	3	100	2,700
2	0031	BARN, MT AE	0	100	24	30			720.00	UT	8.00	100	2006	2006	3	100	5,760
3	0040	BARN, POLE	0	100	0	0			1.00	UT	0.00	100	2014	2014	3	100	100

EXTRA FEATURES														TOTAL OB/XF	
162 SW CURIOUS CT, LAKE CITY														8,560	
														BLD DATE	
														XF DATE	
														INC DATE	
														LGL DATE	04/22/2026
														LAND DATE	MLU
														AG DATE	

BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W76 S29 E76 N29\$.			

LAND DESCRIPTION																								
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	0201	C	MOD HOME	100		00	330.00	661.00	4.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	48,120							
2	0200	C	MBL HM	0					1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

