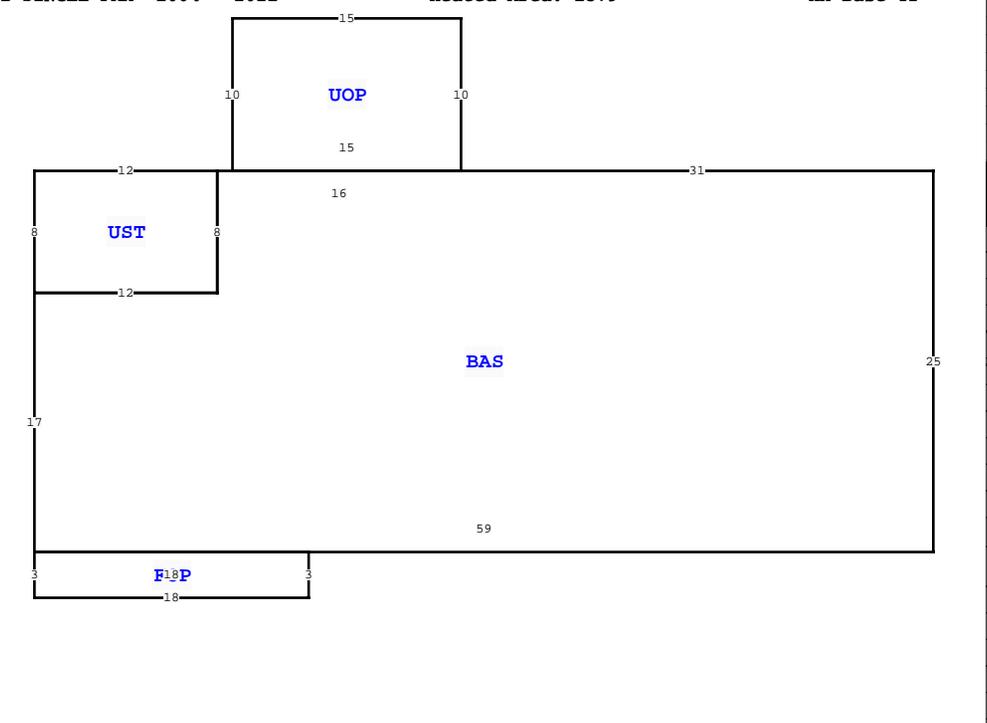




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 90
Exterior Wall	08	WD OR PLY 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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

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% - 2021		123.24	180,916	1965	1965	0	0	35.00	65.00	



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		117,595
TOTAL MARKET OB/XF VALUE		12,432
TOTAL LAND VALUE - MARKET		26,640
TOTAL MARKET VALUE		156,667
SOH/AGL Deduction		50,326
ASSESSED VALUE		106,341
TOTAL EXEMPTION VALUE	HX HB 13	106,341
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		156,667
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		148,686

Quality		DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
05	05	0100	SINGLE FAMILY		02	20417.010	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	1,379	100		1,379	110,466		
FOP	54	30		16	1,282		
UOP	150	20		30	2,403		
UST	96	45		43	3,444		
TOTALS	1,679			1,468	117,595		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24572	M H	366	05/30/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0604/0809	10/01/1986	WD	Q	I		36,000
GRANTOR:						
GRANTEE:						
0391/0504	12/01/1977	03	Q	I		26,133
GRANTOR:						
GRANTEE:						

287 SW FEDORA WAY, LAKE CITY
 BLD DATE
 XF DATE
 INC DATE
 LGL DATE
 LAND DATE
 AG DATE
 05/08/2026 MLU

BUILDING NOTES	

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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	80	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	30	1975	1975	3	30	10,752	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

BUILDING DIMENSIONS	
BAS= W31 UOP= N10 W15 S10 E15\$ W16 UST= W12 S8 E12 N8\$ S8 W12 S17 FOP= S3 E18 N3 W18\$ E59 N25\$.	

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	0100	C	SFR	100		00	0.00	0.00	1.48	AC		1.00	1.00	1.00	18,000.00	18,000.00	26,640							