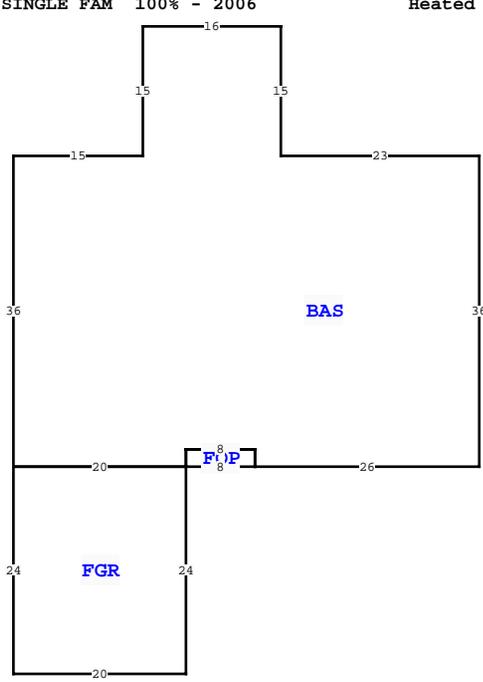


| BUILDING CHARACTERISTICS | | CONSTRUCTION | | | |
|--------------------------|------------------|---------------|------|--------------|----------------------|
| ELEMENT | CD | | | | |
| Exterior Wall | 32 | HARDIE BRD | 90 | | |
| Exterior Wall | 19 | COMMON BRK | 10 | | |
| Roof Structure | 08 | IRREGULAR | 100 | | |
| Roof Cover | 03 | COMP SHNGL | 100 | | |
| Interior Wall | 05 | DRYWALL | 100 | | |
| Interior Floor | 14 | CARPET | 80 | | |
| Interior Floor | 15 | HARDTILE | 20 | | |
| Air Condition | 03 | CENTRAL | 100 | | |
| Heating Type | 04 | AIR DUCTED | 100 | | |
| Bedrooms | | 3 | 100 | | |
| Bathrooms | | 2 | 100 | | |
| Frame | 02 | WOOD FRAME | 100 | | |
| Stories | 1. | 1. | 100 | | |
| Architectural | 05 | CONV | 100 | | |
| Units | | 0 | 100 | | |
| Condition Adj | 03 | 03 | 100 | | |
| Kitchen Adjus | 01 | 01 | 100 | | |
| Quality | 07 | 07 | | | |
| DOR CODE | 0100 | SINGLE FAMILY | | | |
| MAP NUM | | MKT AREA | 06 | | |
| NEIGHBORHOOD/LOC | 21416.010 | 1.00/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 2,168 | 100 | | 2,168 | 243,735 |
| FGR | 480 | 55 | | 264 | 29,680 |
| FOP | 16 | 30 | | 5 | 562 |
| TOTALS | 2,664 | | | 2,437 | 273,978 |

| 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% | - 2006 | | 342,472 | 2005 | 2005 | 0 | 0 | 20.00 | 80.00 |
| Heated Area: 2168 | | | | | | | | | | HX Base Yr 2006 | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | | 3 |
|---------------------------|--|--------------|--|---|
| VALUATION SUMMARY | | | | |
| VALUATION BY | | STANDARD | | |
| Tax Group: 3 | | Tax Dist: | | |
| BUILDING MARKET VALUE | | 273,978 | | |
| TOTAL MARKET OB/XF VALUE | | 10,338 | | |
| TOTAL LAND VALUE - MARKET | | 35,000 | | |
| TOTAL MARKET VALUE | | 319,316 | | |
| SOH/AGL Deduction | | 101,875 | | |
| ASSESSED VALUE | | 217,441 | | |
| TOTAL EXEMPTION VALUE | | HX HB 51,411 | | |
| BASE TAXABLE VALUE | | 166,030 | | |
| TOTAL JUST VALUE | | 319,316 | | |
| NCON VALUE | | 0 | | |
| INCOME VALUE | | | | |
| PREVIOUS YEAR MKT VALUE | | 318,184 | | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|------------------|--------|------------|
| 000050855 | Roof Replacement | 30,373 | 09/18/2024 |
| 000050846 | Generator | 0 | 09/17/2024 |
| 26305 | POOL | 180 | 10/02/2007 |
| 22541 | SFR | 639 | 11/29/2004 |

| SALES DATA | | | | | | |
|-------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1014/1382 | 5/05/2004 | WD | Q | V | | 19,500 |
| GRANTOR: RANDOLPH A GREENE JR | | | | | | |
| GRANTEE: NICK A & ANGELIA C | | | | | | |
| 0707/0816 | 1/12/1990 | WD | Q | V | | 12,500 |
| GRANTOR: ALEX STEVENS | | | | | | |
| GRANTEE: R A & CHARM GREENE | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|-------|----|-------|----------------|-----------|----------|-------------|---|--------|-----------------|-------|
| L | 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 | | 1,869.00 | UT | 2.00 | | | | 3,738 | |
| 2 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | | 1.00 | UT | 1,200.00 | | | | 1,200 | |
| 3 | 0104 | GENERATOR | 0 | 100 | 0 | 0 | | 1.00 | UT | 6,000.00 | | | | 5,400 | |

427 SW SHORT LEAF DR, LAKE CITY

| | | | |
|----------|--|-----------|------------|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/03/2025 |
| INC DATE | | AG DATE | MLU |

| BUILDING NOTES | | | | |
|----------------|--|--|--|--|
| | | | | |

| BUILDING DIMENSIONS | | | | |
|--|--|--|--|--|
| BAS= W23 N15 W16 S15 W15 S36 FGR= S24 E20 N24 W20\$ E20 FOP= E8 N2 W8 S2\$ N2 E8 S2 E26 N36\$. | | | | |

| TOTAL OB/XF | | | | | | | | | | | | | | | 10,338 |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--------|
| | | | | | | | | | | | | | | | |

| 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 | | RSF-1 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 35,000 | | | | | | | |