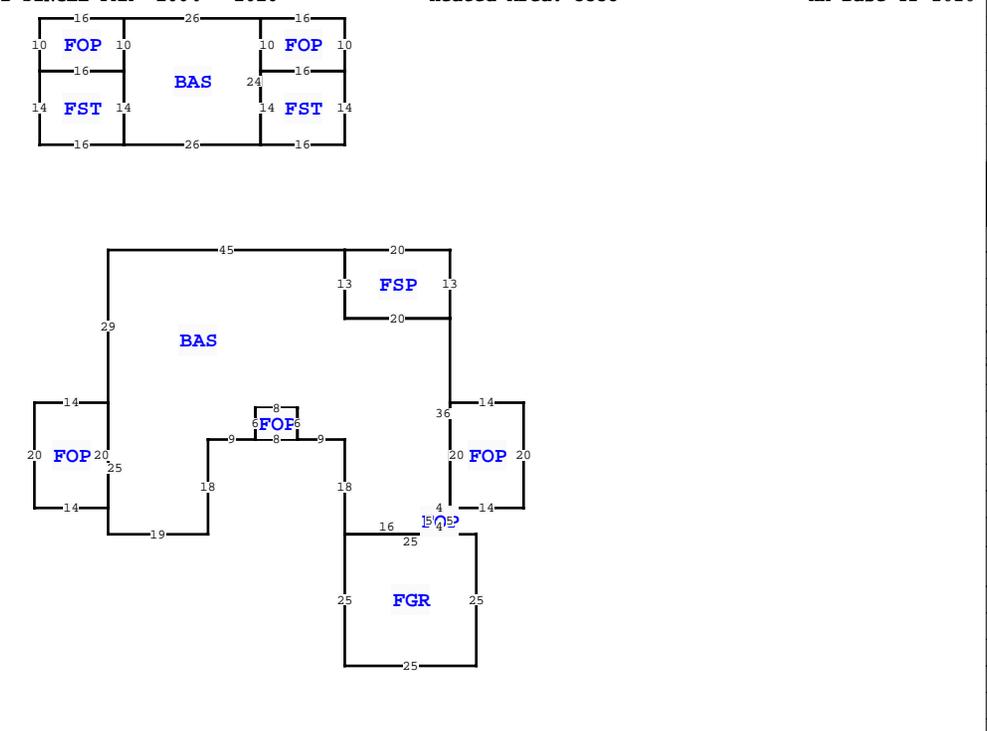


ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	2.	2. 100
Architectual	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	AP	NORM	% COND
0100	01	4,316	114.1140	130.09	561,468	1976	1976	0	0	35	35.00	30.00



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	624	100		624	24,353
BAS	2,714	100		2,714	105,919
FGR	625	55		344	13,425
FOP	20	30		6	234
FOP	48	30		14	546
FOP	160	30		48	1,873
FOP	160	30		48	1,873
FOP	280	30		84	3,278
FOP	280	30		84	3,278
FSP	260	40		104	4,059
TOTALS	5,619			4,316	168,440

499 NW HARRIS LAKE DR, LAKE CITY

BLD DATE	LGL DATE	04/14/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

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	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
2	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	50	0	0	3	50	1,000	
3	0280	POOL R/CON	0	100	32	512.00	UT	70.00	70.00	100	1989	1989	3	40	14,336	
4	0282	POOL ENCL	0	100	0	1,000.00	UT	15.00	15.00	100	1989	1989	3	40	6,000	

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	0140	C	SFR GOLF	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.92	35,000.00	67,200.00	67,200									

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY				STANDARD	
VALUATION BY				STANDARD	
Tax Group: 2				Tax Dist:	
BUILDING MARKET VALUE				168,440	
TOTAL MARKET OB/XF VALUE				22,536	
TOTAL LAND VALUE - MARKET				67,200	
TOTAL MARKET VALUE				258,176	
SOH/AGL Deduction				125,959	
ASSESSED VALUE				132,217	
TOTAL EXEMPTION VALUE				51,411	
HX HB					
BASE TAXABLE VALUE				80,806	
TOTAL JUST VALUE				258,176	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				255,224	
BLDG:1:6: 2013 HOUSE STILL NEEDS FIXING UP CP					
SALE:1:1: \$.70 STAMPS					

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1186/2065	12/28/2009	WD Q	Q	I	02	128,000
GRANTOR: JAMES H & SUSAN R MOO						
GRANTEE: RICHARD M ROCCO						
0801/0651	1/17/1995	WD Q	Q	I	02	0
GRANTOR: JAMES H & SUSAN R MOO						
GRANTEE: SUSAN R MOORE						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W45 S29 FOP= W14 S20 E14 N20\$ S25 E19 N18 E9 FOP= E8 N6 W8 S6\$ N6 E8 S6 E9 S18 FGR= S25 E25 N25 W25 \$ E16 FOP= E4 N5 W4 S5\$ N5 E4 FOP= E14 N20 W14 S20\$N36 FSP= N13 W20 S13 E20\$ W20 N13\$ PTR=N20 FST= N14 FOP= N10W16 BAS= W26 FOP= W16 S10E16 N10\$S10 FST= W16 S14 E16 N14\$ S14 E26 N24\$ S10 E16\$ W16 S14 E16\$ S20\$.	