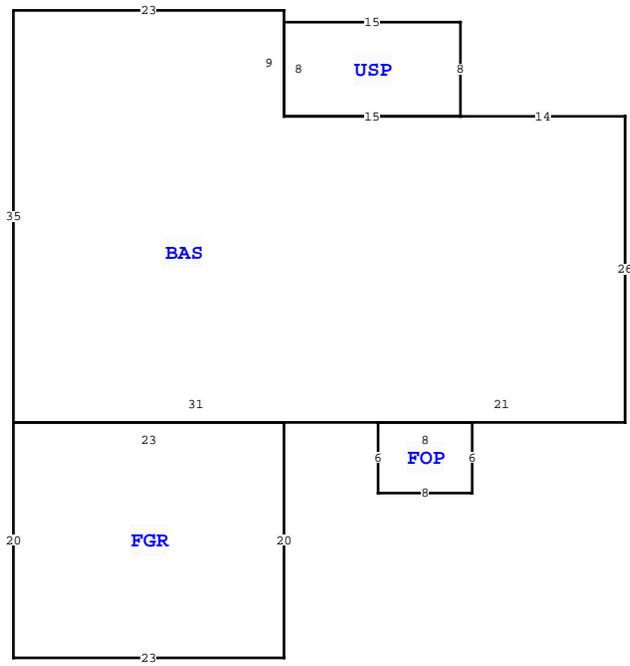


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 70
Exterior Wall	31 VINYL SID 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 06

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%	- 2003		Heated Area: 1559					HX Base Yr 2003	



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,559	100		1,559	128,281
FGR	460	55		253	20,818
FOP	48	30		14	1,152
USP	120	35		42	3,456
TOTALS	2,187			1,868	153,707

207 NW OPEN CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
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
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF 4,103

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		RSF/MLU	46.00	303.00	1.00	LT	1.00

TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			153,707
TOTAL MARKET OB/XF VALUE			4,103
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			176,310
SOH/AGL Deduction			55,938
ASSESSED VALUE			120,372
TOTAL EXEMPTION VALUE	HX HB SX		101,411
BASE TAXABLE VALUE			18,961
TOTAL JUST VALUE			176,310
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			178,800

SALE:3:1: LOT 4 BLK B TALL PINES ACRES
SALE:2:1: \$.70 STAMPS
SALE:1:1: LOT 4 BLK B TALL PINE ACRES S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6868	SFR	42,000	02/22/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0971/2432	1/07/2003	WD	U	I		100
GRANTOR: BRANDY ALEXANDER						
GRANTEE: EDWARD S & YVONNE H						
0968/1363	11/26/2002	WD	Q	I		98,000
GRANTOR: BRANDY ALEXANDER						
GRANTEE: EDWARD S & YVONNE H						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W14 USP= N8 W15 S8 E15\$W15 N9 W23 S35 FGR= S20 E23 N20 W23\$ E31 FOP= S6 E8 N6 W8\$ E21 N26\$.