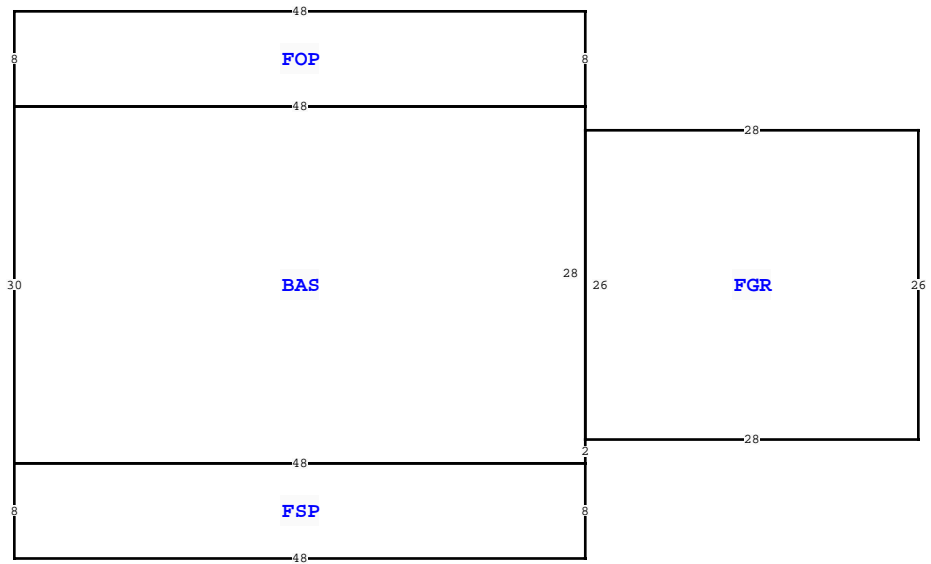


| BUILDING CHARACTERISTICS | |
|--------------------------|--------------------|
| ELEMENT | CD |
| Exterior Wall | 32 HARDIE BRD 100 |
| Roof Structur | 03 GABLE/HIP 100 |
| Roof Cover | 03 COMP SHNGL 100 |
| Interior Wall | 05 DRYWALL 90 |
| Interior Wall | 06 CUST PANEL 10 |
| Interior Floor | 14 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 | 02 WOOD FRAME 100 |
| Stories | 1. 1. 100 |
| Architectual | 05 CONV 100 |
| Units | 0 100 |
| Condition Adj | 03 03 100 |
| Kitchen Adjus | 01 01 100 |
| Quality | 07 07 |
| DOR CODE | 0100 SINGLE FAMILY |

| 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% | 2002 | | | | | | | | |
| | | | | | Heated Area: 1440 | | | | | | |
| | | | | | | HX Base Yr 2002 | | | | | |



| MAP NUM | MKT AREA | 06 | | | |
|------------------|------------------|-------------|------|--------------|----------------------|
| NEIGHBORHOOD/LOC | 28316.010 | 1.00/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,440 | 100 | | 1,440 | 148,445 |
| FGR | 728 | 55 | | 400 | 41,235 |
| FOP | 384 | 30 | | 115 | 11,855 |
| FSP | 384 | 40 | | 154 | 15,876 |
| TOTALS | 2,936 | | | 2,109 | 217,409 |

257 NW HORIZON ST, LAKE CITY

| | | | |
|----------|--|-----------|------------|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/09/2022 |
| 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 | YEAR ON | YEAR ACTUAL | Q | % COND | OB/XF MKT VALUE | NOTES |
| 1 | 0166 | CONC, PAVMT | 0 | 100 | 26 | 26 | 676.00 | UT | 3.00 | 3.00 | 100 | 2007 | 2007 | 3 | 100 | 2,028 | |
| 2 | 0294 | SHED WOOD/ | 0 | 100 | 12 | 20 | 240.00 | UT | 14.00 | 14.00 | 100 | 2007 | 2007 | 3 | 100 | 3,360 | |
| 3 | 0294 | SHED WOOD/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 1,500 | |

TOTAL OB/XF 6,888

| 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 | | RSF-2 | 0.00 | 0.00 | 4.74 | AC | | 1.00 | 1.00 | 1.00 | 11,000.00 | 11,000.00 | 52,140 | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 2 |
|---------------------------|--|-----------------|---|
| VALUATION BY | | STANDARD | |
| Tax Group: 2 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 217,409 | |
| TOTAL MARKET OB/XF VALUE | | 6,888 | |
| TOTAL LAND VALUE - MARKET | | 52,140 | |
| TOTAL MARKET VALUE | | 276,437 | |
| SOH/AGL Deduction | | 65,808 | |
| ASSESSED VALUE | | 210,629 | |
| TOTAL EXEMPTION VALUE | | HX HB DX 56,411 | |
| BASE TAXABLE VALUE | | 154,218 | |
| TOTAL JUST VALUE | | 276,437 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 279,298 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 17399 | SFR | 245 | 09/05/2000 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 0875/0324 | 2/21/1999 | WD | Q | V | | 34,000 |
| GRANTOR: SPOONER | | | | | | |
| GRANTEE: TERZI | | | | | | |
| 0833/2443 | 1/27/1997 | WD | Q | V | | 32,000 |
| GRANTOR: JERRY & MARIJO TAYLOR | | | | | | |
| GRANTEE: RICHARD & BETTY SPO | | | | | | |

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

| BUILDING DIMENSIONS | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|
| FOP= N8 W48 S8 E48\$ BAS= W48 S30 FSP= S8 E48 N8 W48\$ E48 N2 FGR= E28 N26 W28 S26\$ N28\$. | | | | | | | | | | | |