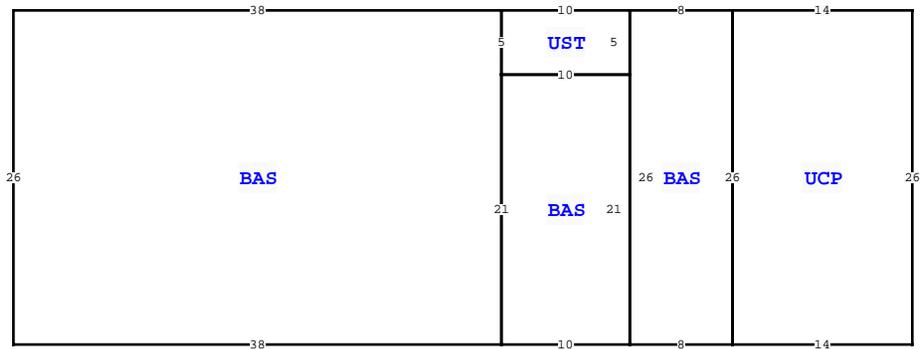


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
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%	- 2020									Heated Area: 1406	HX Base Yr 2020



Quality	05	05			
DOR CODE	0100 SINGLE FAMILY				
MAP NUM		MKT AREA 07			
NEIGHBORHOOD/LOC	28317.040 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	208	100		208	11,670
BAS	210	100		210	11,782
BAS	988	100		988	55,432
UCP	364	20		73	4,096
UST	50	45		22	1,234
<b>TOTALS</b>	<b>1,820</b>			<b>1,501</b>	<b>84,214</b>

123 NE CURT CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		84,214	
TOTAL MARKET OB/XF VALUE		2,550	
TOTAL LAND VALUE - MARKET		15,120	
TOTAL MARKET VALUE		101,884	
SOH/AGL Deduction		24,918	
ASSESSED VALUE		76,966	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		25,555	
TOTAL JUST VALUE		101,884	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		101,884	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1358/2490	4/25/2018	WD	U	I	12	43,000
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: LAVELL GEORGE						
1352/0125	1/10/2018	CT	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: FEDERAL HOME LOAN M						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W38 S26 E38 BAS= E10 BAS= E8 UCP= E14 N26 W14 S26\$ N26 W8 S26\$ N21 W10 S21\$ N21UST= E10 N5 W10 S5\$ N5\$.	

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	100	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	400.00	400.00	50	1993	1993	3	50	200	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	50	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
<b>TOTAL OB/XF 2,550</b>																	

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			0.00	0.00	2.00	LT		1.00	1.00	0.90	8,400.00	7,560.00	15,120							