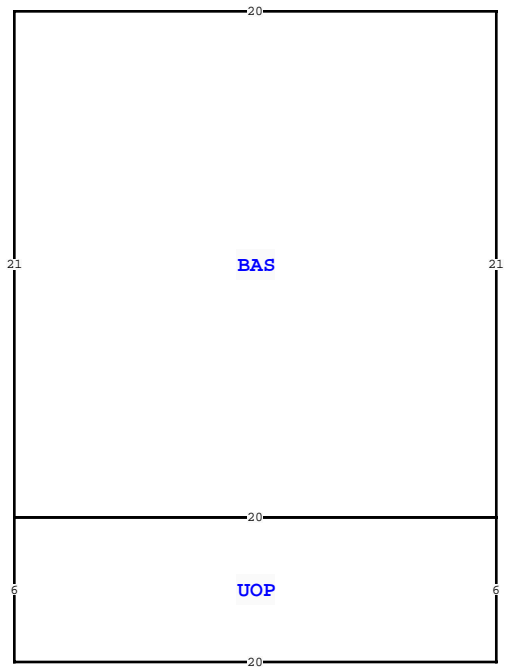




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	06	BD/BATTEN	90
Exterior Wall	08	WD OR PLY	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	100
Interior Floor	03	CONC FINSH	100
Interior Floor	08	SHT VINYL	0
Air Condition	01	NONE	100
Heating Type	02	CONVECTION	100
Bedrooms		1	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	04	04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	30216.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	420	100	
UOP	120	20	
TOTALS	540		444 15,235

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	STRG/CONV	100%	- 0		25,392	1979	1979	0	0	40.00	60.00	Heated Area: 420 HX Base Yr	



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				15,235		
TOTAL MARKET OB/XF VALUE				8,920		
TOTAL LAND VALUE - MARKET				31,800		
TOTAL MARKET VALUE				55,955		
SOH/AGL Deduction				20,798		
ASSESSED VALUE				35,157		
TOTAL EXEMPTION VALUE				HX HB 25,000		
BASE TAXABLE VALUE				10,157		
TOTAL JUST VALUE				55,955		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				48,005		
SALE:1:1: 3.18 AC PLUS IMP						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000049953	RV - Recreational		05/29/2024			
8051	POOL	8,000	02/09/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0736/0952	11/30/1990	WD	Q	I		55,000
GRANTOR: RAYMOND PITTS						
GRANTEE: DANIEL EDDY						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[ORIG=0,-46] N21 W20 S21 E20 \$						
UOP=[ORIG=0,-40] N6 W20 S6 E20 \$						

EXTRA FEATURES														2022 NW COMBS TER, LAKE CITY		
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	0280	POOL R/CON	0	100	32	16			70.00	100	1994	1994	3	40	7,000	
2	0166	CONC,PAVMT	0	100	17	40		1.50	1.50	100	1993	1993	3	100	1,020	
3	0169	FENCE/WOOD	0	100	0	0		0.00	0.00	100	2005	2005	3	100	900	
TOTAL OB/XF 8,920																

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		A-1	0.00	0.00	3.18	AC		1.00	1.00	1.00	10,000.00	10,000.00	31,800							