

| BUILDING CHARACTERISTICS | |
|--------------------------|-------------------|
| ELEMENT | CD |
| Exterior Wall | 15 CONC BLOCK 80 |
| Exterior Wall | 31 VINYL SID 20 |
| Roof Structure | 03 GABLE/HIP 100 |
| Roof Cover | 14 PREFIN MT 100 |
| Interior Wall | 05 DRYWALL 70 |
| Interior Wall | 04 PLYWOOD 30 |
| Interior Floor | 13 LAM/VNLPLK 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 | 05 CONV 100 |
| Units | 0 100 |
| Condition Adj | 03 03 100 |
| Kitchen Adjus | 01 01 100 |
| Quality | 05 05 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0100 | 01 | 1,330 | 123.1000 | 140.33 | 186,639 | 1960 | 2005 | 0 | 0 | 25.00 | 75.00 | | |
| 1 SINGLE FAM 0% - 2023 Heated Area: 1152 HX Base Yr | | | | | | | | | | | | | |

848 NW INDIAN SHORE DR, LAKE CITY

| DOR CODE | | MAP NUM | | NEIGHBORHOOD/LOC | |
|---------------|------------------|-------------|------|------------------|----------------------|
| 0100 | SINGLE FAMILY | | 06 | 30317.020 | 1.00/ |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,152 | 100 | | 1,152 | 121,245 |
| FEP | 136 | 80 | | 109 | 11,472 |
| FOP | 52 | 30 | | 16 | 1,684 |
| FST | 96 | 55 | | 53 | 5,578 |
| TOTALS | 1,436 | | | 1,330 | 139,979 |

| 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 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 1,200 | |
| 2 | 0169 | FENCE/WOOD | 0 | 0 | 0 | 0 | 1.00 | UT | 800.00 | 800.00 | 100 | 2003 | 2003 | 3 | 100 | 800 | |

| TOTAL OB/XF | | | | | | | | | | | | | |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 2,000 | | | | | | | | | | | | | |

| 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 | 0 | | 00 | 0.00 | 0.00 | 13,002.12 | SF | | 1.00 | 1.00 | 1.00 | 0.95 | 0.95 | 12,352 | | | | | | | |

| TOTAL OB/XF | | | | | | | | | | | | | |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 2,000 | | | | | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY VALUATION SUMMARY | | | |
|--|-----------|--|----------|
| VALUATION BY | | | STANDARD |
| Tax Group: 1 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 139,979 |
| TOTAL MARKET OB/XF VALUE | | | 2,000 |
| TOTAL LAND VALUE - MARKET | | | 12,352 |
| TOTAL MARKET VALUE | | | 154,331 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 154,331 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 154,331 |
| TOTAL JUST VALUE | | | 154,331 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 154,169 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------------|--------|------------|
| 000046399 | Solar Power Syste | 18,904 | 01/30/2023 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1475/2489 | 9/20/2022 | WD Q | Q | I | 01 | 175,000 |
| GRANTOR: RATLIFF ROBIN | | | | | | |
| GRANTEE: RIVERA NEISA SHARYL | | | | | | |
| 1381/2086 | 4/01/2019 | WD Q | Q | I | 01 | 58,000 |
| GRANTOR: MICHAEL & HOLLY DEREN | | | | | | |
| GRANTEE: ROBIN & CRYSTAL RAT | | | | | | |

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

| BUILDING DIMENSIONS | | | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[ORIG=0,0] W21 W17 S8 W12 S20 E12 N4 E38 N24 \$ | | | | | | | | | | | | | |
| FEP=[ORIG=-21,0] N8 W17 S8 E17 \$ | | | | | | | | | | | | | |
| FST=[ORIG=-38,0] W12 S8 E12 N8 \$ | | | | | | | | | | | | | |
| POP=[ORIG=-38,28] E13 N4 W13 S4 \$ | | | | | | | | | | | | | |