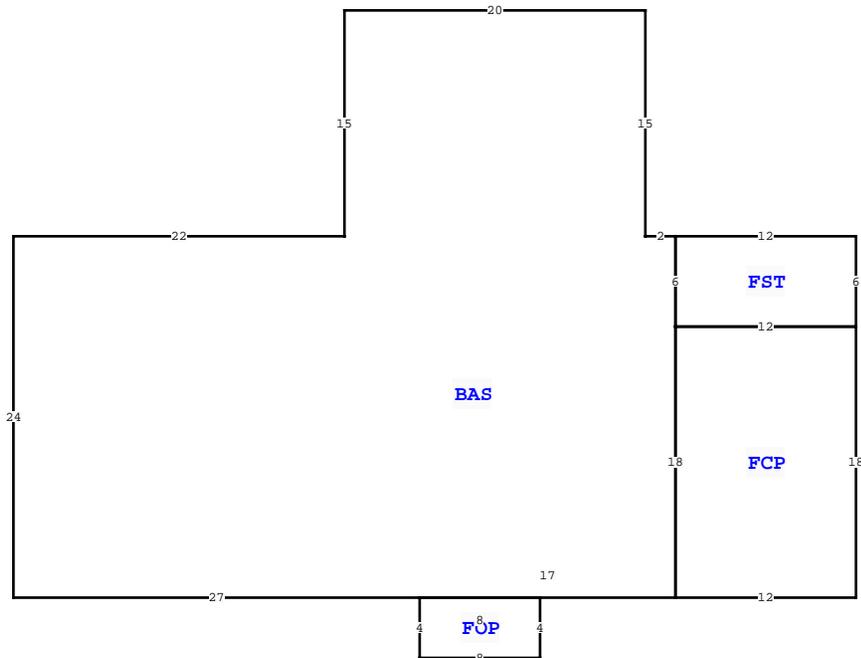


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	06 VINYL ASB 10
Air Condition	02 WINDOW 100
Heating Type	03 FORCED AIR 100
Bedrooms	3 100
Bathrooms	1.5 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
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%	1995									
Heated Area: 1356 HX Base Yr 1995												



MAP NUM		MKT AREA		NEIGHBORHOOD/LOC	
			06	30317.020	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,356	100		1,356	111,030
FCP	216	25		54	4,421
FOP	32	30		10	819
FST	72	55		40	3,275
TOTALS	1,676			1,460	119,545

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			119,545
TOTAL MARKET OB/XF VALUE			2,400
TOTAL LAND VALUE - MARKET			15,006
TOTAL MARKET VALUE			136,951
SOH/AGL Deduction			73,829
ASSESSED VALUE			63,122
TOTAL EXEMPTION VALUE	HX HB WX		42,522
BASE TAXABLE VALUE			20,600
TOTAL JUST VALUE			136,951
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			129,352

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045285	Remodel	8,735	08/25/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1493/91	6/01/2023	LE U	I	I	14	100
GRANTOR:						
GRANTEE:						
0717/0213	4/25/1990	WD Q	I			43,500
GRANTOR: FARALLI						
GRANTEE: RUSS-KROONER						

EXTRA FEATURES		903 NW INDIAN SHORE DR, 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	0166	CONC, PAVMT	0 100 0 0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0010	BARN, BLK	0 0 10 15	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
3	0190	FPLC PF	0 100 0 0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
4	0258	PATIO	0 100 0 0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
5	0252	LEAN-TO W/	0 100 0 0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

TOTALS		903 NW INDIAN SHORE DR, LAKE CITY					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/12/2026	MLU

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS= W20 S15 W22 S24 E27 FOP= S4E8 N4 W8\$ E17 FCP= E12 N18 W12 S18\$ N18 FST= E12N6 W12 S6\$ N6 W2 N15\$.	

LAND DESCRIPTION		TOTAL OB/XF															2,400							
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		00	0.00	0.00	10,004.20	SF		1.00	1.00	1.00	1.50	1.50	15,006							