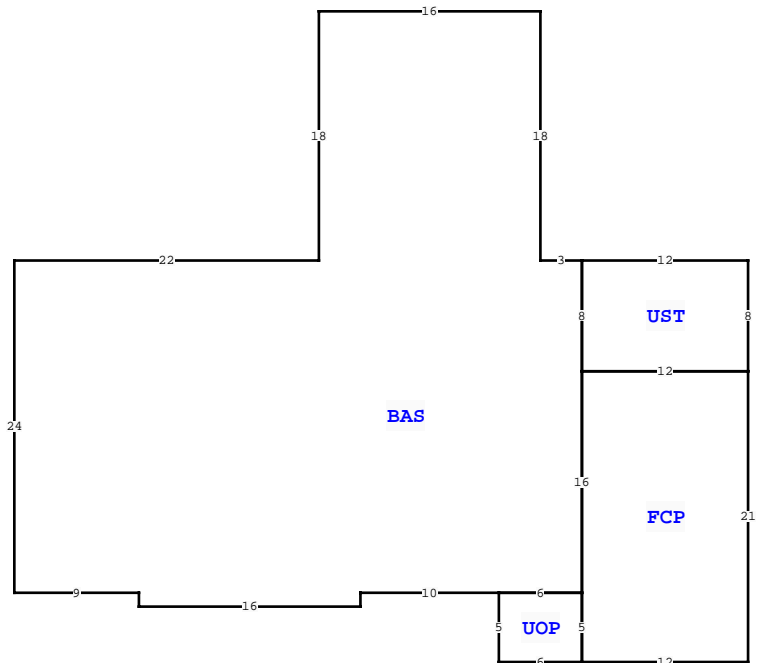


| BUILDING CHARACTERISTICS | |
|--------------------------|----------------------|
| ELEMENT | CD |
| Exterior Wall | 15 CONC BLOCK 100 |
| Roof Structur | 08 IRREGULAR 100 |
| Roof Cover | 03 COMP SHNGL 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floor | 12 HARDWOOD 60 |
| Interior Floor | 14 CARPET 40 |
| 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 Units | 05 CONV 100 0 100 |
| Condition Adj | 03 03 100 |
| Kitchen Adjus | 01 01 100 |
| Quality | 05 05 |
| DOR CODE | 0100 SINGLE FAMILY |
| MAP NUM | MKT AREA 06 |
| NEIGHBORHOOD/LOC | 30317.020 1.00/ |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0100 | 01 | 1,400 | 120.0160 | 134.42 | 188,188 | 1964 | 1995 | 0 | 0 | 35.00 | 65.00 | |
| 1 SINGLE FAM 100% - 2022 Heated Area: 1288 HX Base Yr 2022 | | | | | | | | | | | | |



| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---------------|------------------|-------------|------|--------------|----------------------|
| BAS | 1,288 | 100 | | 1,288 | 112,536 |
| FCP | 252 | 25 | | 63 | 5,504 |
| UOP | 30 | 20 | | 6 | 525 |
| UST | 96 | 45 | | 43 | 3,757 |
| TOTALS | 1,666 | | | 1,400 | 122,322 |

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 |
|---------------------------|-----------|-------------|
| VALUATION SUMMARY | | |
| VALUATION BY | | STANDARD |
| Tax Group: 1 | Tax Dist: | |
| BUILDING MARKET VALUE | | 122,322 |
| TOTAL MARKET OB/XF VALUE | | 1,900 |
| TOTAL LAND VALUE - MARKET | | 15,014 |
| TOTAL MARKET VALUE | | 139,236 |
| SOH/AGL Deduction | | 20,911 |
| ASSESSED VALUE | | 118,325 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 66,914 |
| TOTAL JUST VALUE | | 139,236 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 133,731 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
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| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1434/667 | 3/31/2021 | WD | Q | I | 01 | 115,000 |
| GRANTOR: PELKEY STEWART | | | | | | |
| GRANTEE: GREGORY MITCHELL EU | | | | | | |
| 1336/2595 | 5/11/2017 | WD | Q | I | 01 | 96,300 |
| GRANTOR: BRUCE W & MARY N ROBI | | | | | | |
| GRANTEE: STEWART PELKEY | | | | | | |

| 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 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 0 | 0 | 3 | 100 | 250 | |
| 2 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 100 | 0 | 0 | 3 | 100 | 1,200 | |
| 3 | 0296 | SHED METAL | 0 | 100 | 8 | 10 | 80.00 | UT | 5.00 | 100 | 1993 | 1993 | 3 | 100 | 400 | |
| 4 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2011 | 2011 | 3 | 100 | 50 | |

| TOTAL OB/XF | | 1,900 |
|----------------------------------|--|----------------|
| BLD DATE | | LGL DATE |
| XF DATE | | LAND DATE |
| INC DATE | | AG DATE |
| 857 NW HIGHLANDS LOOP, LAKE CITY | | 05/12/2026 MLU |

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

| BUILDING DIMENSIONS | |
|--|--|
| BAS= W16 S18 W22 S24 E9 S1 E16 N1 E10 UOP= S5 E6 N5 W6 \$ E6 FCP= S5 E12 N21 W12 S16\$ N16 UST= E12 N8 W12 S8 \$N8 W3N18\$. | |

| 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 | | *RSF-2 | 0.00 | 0.00 | 10,009.00 | SF | | 1.00 | 1.00 | 1.00 | 1.50 | 1.50 | 15,014 | | | | | | | |