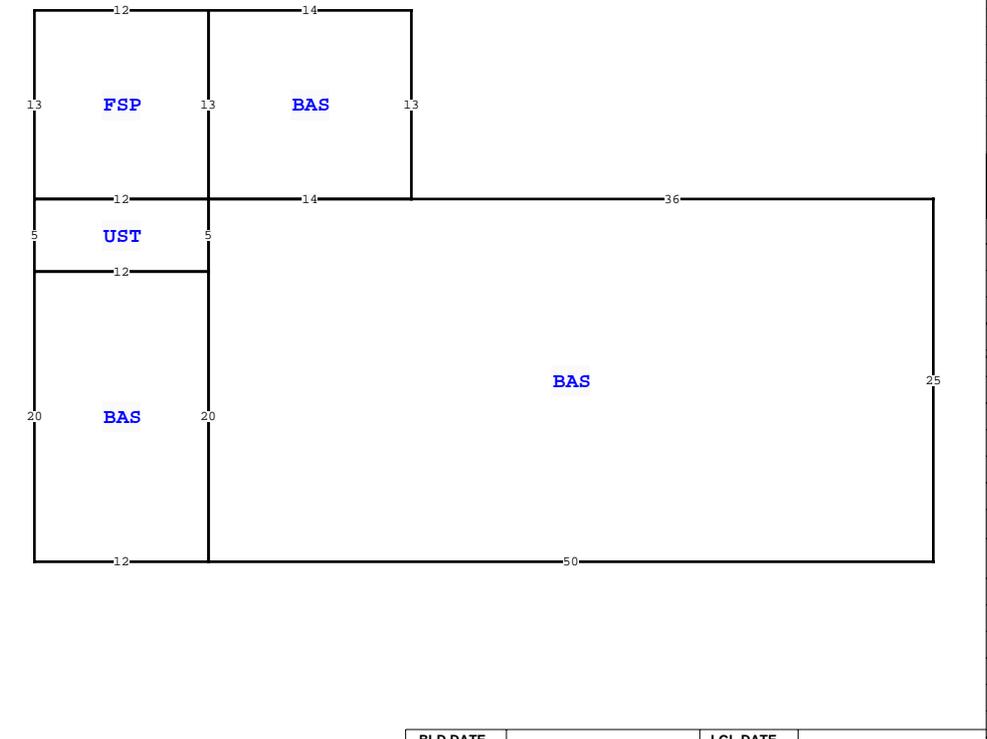


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 80
Exterior Wall	31 VINYL SID 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 60
Interior Wall	04 PLYWOOD 40
Interior Floor	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	02 02 100
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		
0100	01	1,761	101.7000	115.94	204,170	1963	1963	0	0	35.00	65.00		



Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	31317.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	182	100		182	13,716
BAS	240	100		240	18,087
BAS	1,250	100		1,250	94,201
FSP	156	40		62	4,672
UST	60	45		27	2,035
TOTALS	1,888			1,761	132,710

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	132,710		
TOTAL MARKET OB/XF VALUE	2,760		
TOTAL LAND VALUE - MARKET	9,542		
TOTAL MARKET VALUE	145,012		
SOH/AGL Deduction	0		
ASSESSED VALUE	145,012		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	145,012		
TOTAL JUST VALUE	145,012		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	142,678		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1293/1718	4/06/2015	WD	U	I	12	36,000
GRANTOR: BANK OF NEW YORK MELT						
GRANTEE: DAVID W & RODELYN C						
1277/0185	7/02/2014	CT	U	I	18	100
GRANTOR: CLERK OF COURT (LUCAS)						
GRANTEE: BANK OF NEW YORK ME						

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	60	
2	0296	SHED METAL	0	0	10	12	120.00	UT	5.00	5.00	100	2003	2003	3	100	600	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	300	
4	0060	CARPORT F	0	0	18	20	360.00	UT	5.00	5.00	100	1993	1993	3	100	1,800	

1044 NW EADIE ST, LAKE CITY										BLD DATE		LGL DATE	
										XF DATE		LAND DATE	04/27/2022
										INC DATE		AG DATE	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W36 BAS= N13 W14 S13 E14\$ W14 FSP= N13 W12 S13 E12\$ UST= W12 S5 E12N5\$ S5 BAS= W12 S20 E12 N20\$S20 E50 N25\$.													

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	0		*RO	0.00	0.00	8,035.00	SF		1.00	1.00	1.25	0.95	1.19	9,542							