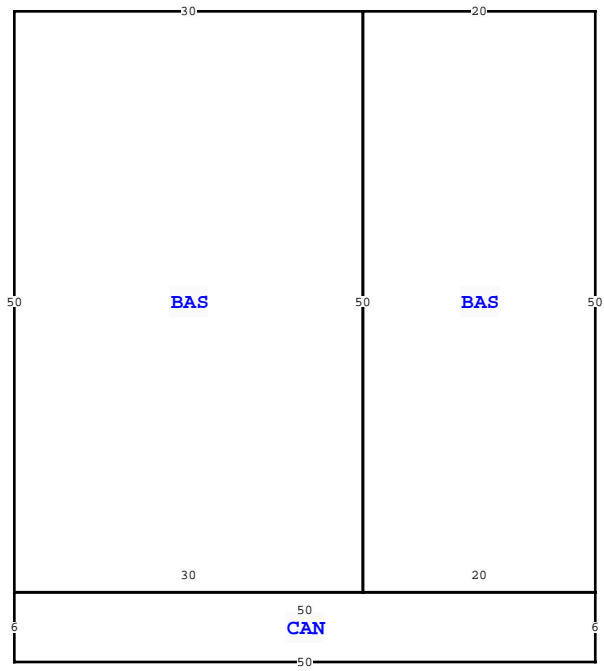


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	06	VINYL ASB	50
Interior Floor	14	CARPET	50
Ceiling	02	F.NOT SUS	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Fixtures		7	100
Frame	03	MASONRY	100
Story Height		8	100
RMS		0	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	04	04	
DOR CODE	1100 STORES/1 STORY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	31317.050 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,000	100	
BAS	1,500	100	
CAN	300	30	
TOTALS	2,800		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	STORE RETL	0%	- 0									Heated Area: 2500 HX Base Yr	



COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 2	Tax Dist:	STANDARD
BUILDING MARKET VALUE			89,914
TOTAL MARKET OB/XF VALUE			3,852
TOTAL LAND VALUE - MARKET			70,858
TOTAL MARKET VALUE			164,624
SOH/AGL Deduction			0
ASSESSED VALUE			164,624
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			164,624
TOTAL JUST VALUE			164,624
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			160,549
SALE:1:1: .65 AC			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1400/0846	12/03/2019	WD Q	Q	I	01	182,500
GRANTOR: KATHRYN E MCELHANEY & GRANTEE: FLORIDA FIRST COAST						
1313/0981	4/07/2016	WD U	I	30		11,900
GRANTOR: KATHRYN E MCELHANEY GRANTEE: KATHRYN E & RONALD						

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	6	56	336.00	UT	2.00	2.00	100	1997	1997	3	100	672										
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	1,000										
3	0296	SHED METAL	0	0	10	16	160.00	UT	5.00	5.00	100	2003	2003	3	100	800										
4	0296	SHED METAL	0	0	12	24	288.00	UT	5.00	5.00	75	2003	2003	3	75	1,080										
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300										
TOTALS														2,800												

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	1100	C	STORE 1FLR	0		CG	100.00	284.00	28,343.00	SF		1.00	1.00	1.00	2.50	2.50	70,858							