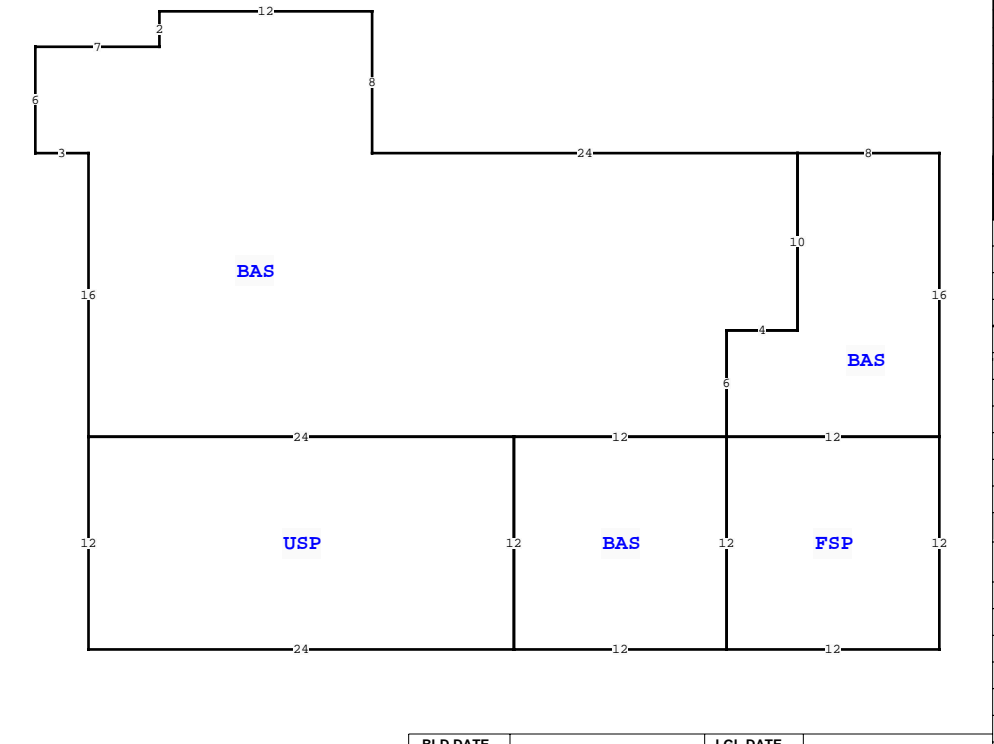




BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	01 MINIMUM 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	1 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
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	1,209	81.0900	90.82	109,801	1985	1995		0	0	35.00	65.00



Quality	01 01				
DOR CODE	0102 SFRES/MOBILE HOME				
MAP NUM	MKT AREA 03				
NEIGHBORHOOD/LOC	32216.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	144	100		144	8,501
BAS	152	100		152	8,973
BAS	754	100		754	44,511
FSP	144	40		58	3,424
USP	288	35		101	5,962
TOTALS	1,482			1,209	71,371

COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		80,485	
TOTAL MARKET OB/XF VALUE		4,900	
TOTAL LAND VALUE - MARKET		77,760	
TOTAL MARKET VALUE		163,145	
SOH/AGL Deduction		68,649	
ASSESSED VALUE		94,496	
TOTAL EXEMPTION VALUE	HX HB SX	88,039	
BASE TAXABLE VALUE		6,457	
TOTAL JUST VALUE		163,145	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		148,565	

SALE:4:1: 9.72 AC @ \$2265/AC. WELL AND SEPTIC TANK

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1096/0651	9/15/2006	WD	Q	I		140,000
GRANTOR: RON ROBBINS						
GRANTEE: JAHN & WANDA HOEKSE						
1073/0223	1/31/2006	WD	U	I	08	98,000
GRANTOR: TERRY SINGLETON						
GRANTEE: RON ROBBINS						

360 NW WEIGHTTY GLN, LAKE CITY

BLD DATE		LGL DATE	05/12/2026	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2005	2005	3	100	1,000	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	900.00	50	2008	2008	3	50	450	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100			3	100	3,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	900.00	50	2008	2008	3	50	450	

BUILDING NOTES	

BUILDING DIMENSIONS
 BAS=[ORIG=0,0] W24 N8 W12 S2 W7 S6 E3 S16 E24 E12 N6 E4 N10 \$
 USP=[ORIG=-40,16] S12 E24 N12 W24 \$
 BAS=[ORIG=-4,16] E12 N16 W8 S10 W4 S6 \$
 BAS=[ORIG=-16,16] S12 E12 N12 W12 \$
 FSP=[ORIG=-4,16] S12 E12 N12 W12 \$

LAND DESCRIPTION		TOTAL OB/XF 4,900																						
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	8.72	AC		1.00	1.00	1.00	8,000.00	8,000.00	69,760							
2	0200	C	MBL HM	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							

