

LOT 1 KAL-WAY S/D UNIT 1: COMM 1
 OF SEC WHICH IS E R/W OF A CO RD
 FT FOR POB, RUN E 165 FT, S 264

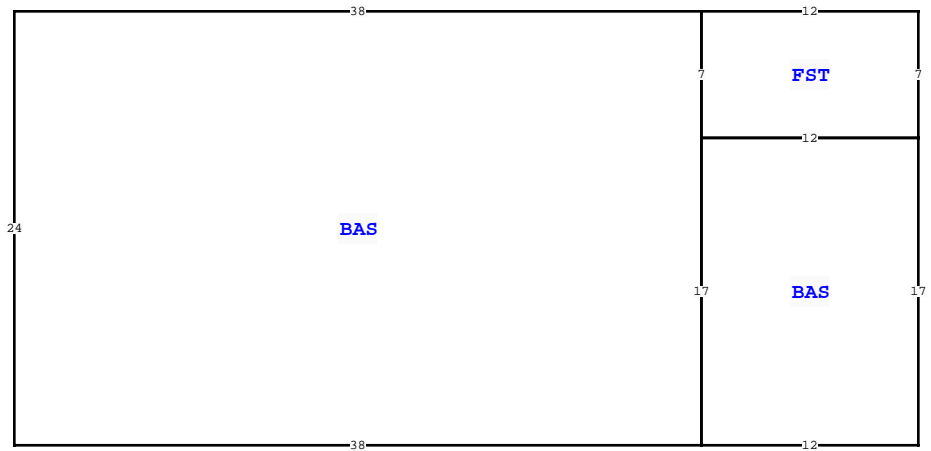
UPHAUS LINDA A
 122 SW NEIGHBORS GLN
 LAKE CITY, FL 32024

2026

32-3S-16-02430-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	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	08	SHT VINYL	10
Air Condition	02	WINDOW	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	32316.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	204	100	
BAS	912	100	
FST	84	55	
TOTALS	1,200		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,162	119.1360	133.43	155,046	1974	1974	0	0	35.00	65.00
1 SINGLE FAM 100% - 2000										Heated Area: 1116	HX Base Yr 2000



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	204	100		204	17,693
BAS	912	100		912	79,097
FST	84	55		46	3,990
TOTALS	1,200			1,162	100,780

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		100,780	
TOTAL MARKET OB/XF VALUE		11,286	
TOTAL LAND VALUE - MARKET		23,000	
TOTAL MARKET VALUE		135,066	
SOH/AGL Deduction		60,472	
ASSESSED VALUE		74,594	
TOTAL EXEMPTION VALUE	HX HB	49,594	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		135,066	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		132,066	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1190/0915	2/25/2010	QC	U	I	11	100
GRANTOR: DANIEL UPHAUS						
GRANTEE: LINDA A UPHAUS (C						
1154/0179	6/29/2008	QC	Q	I	01	25,000
GRANTOR: DANIEL UPHAUS						
GRANTEE: LINDA A UPHAUS						

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	UT	0.00	0.00	100	1993	1993	3	100	200	
2	0296	SHED METAL	0	100	10	13	UT	5.50	5.50	100	1993	1993	3	100	715	
3	0296	SHED METAL	0	100	12	24	UT	7.00	7.00	50	2006	2006	3	50	1,008	
4	0169	FENCE/WOOD	0	100	0	0	UT	10.00	10.00	50	2006	2006	3	50	600	
5	0031	BARN, MT AE	0	100	30	35	UT	11.00	11.00	75	2014	2014	3	75	8,663	
6	0080	DECKING	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	100	
TOTALS															11,286	

LAND DESCRIPTION																								
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	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							