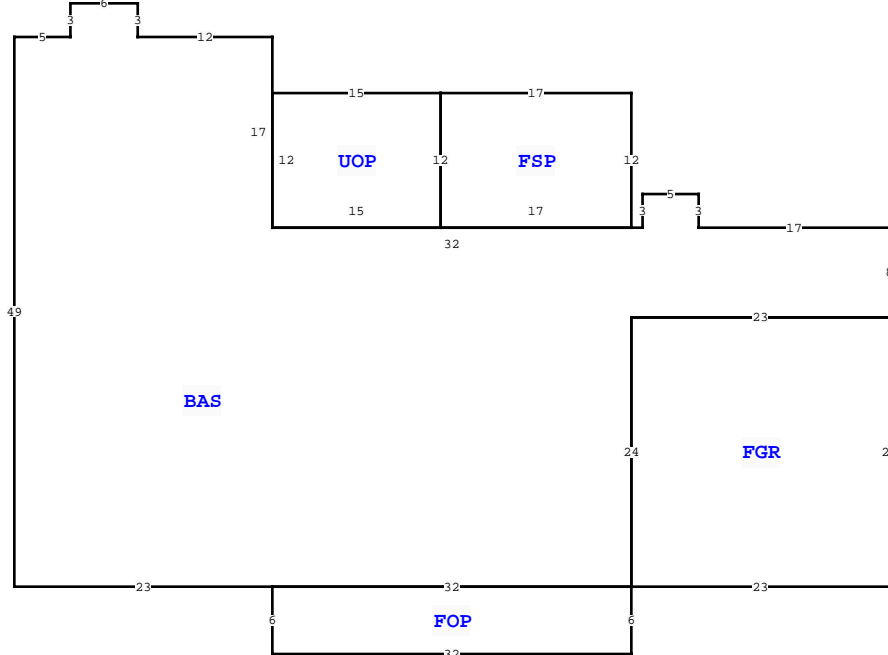


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	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
1	SINGLE FAM	100%	- 2008		Heated Area: 2368					HX Base Yr 2008	



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,368	100		2,368	210,932
FGR	552	55		304	27,079
FOP	192	30		58	5,166
FSP	204	40		82	7,304
UOP	180	20		36	3,206
TOTALS	3,496			2,848	253,688

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION BY			STANDARD	
Tax Group: 2		Tax Dist:		
BUILDING MARKET VALUE		253,688		
TOTAL MARKET OB/XF VALUE		19,571		
TOTAL LAND VALUE - MARKET		35,000		
TOTAL MARKET VALUE		308,259		
SOH/AGL Deduction		102,627		
ASSESSED VALUE		205,632		
TOTAL EXEMPTION VALUE		HX HB 51,411		
BASE TAXABLE VALUE		154,221		
TOTAL JUST VALUE		308,259		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		308,259		

SALE:2:1: LOT 9 BLK A CYPRESS LAKE S/D
 LAND:1:1: EXTRA ACREAGE COMP FOR SWAMP
 SALE:1:1: LOT 9 BLK A CYPRESS LAKE S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051414	Roof Replacement	10,367	11/06/2024
000044316	Roof Replacement	21,770	04/28/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1111/1062	2/15/2007	WD	Q	I		250,000

GRANTOR: PADRTA
 GRANTEE: KUYKENDALL
 0853/0425 2/06/1998 WD Q I 135,000
 GRANTOR: FOUNTAIN
 GRANTEE: PADRTA

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	0.00	100	0	0	3	100	1,800	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1987	1987	3	40	14,336	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	900	
5	0130	CLFENCE 5	0	100	0	0	160.00	UT	5.50	5.50	75	1993	1993	3	75	660	
6	0294	SHED WOOD/	0	100	10	12	120.00	UT	7.50	7.50	75	1993	1993	3	75	675	

TOTAL OB/XF												19,571					
196 SW MOSSY CT, LAKE CITY																	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W12 N3 W6 S3 W5 S49 E23 FOP= S6 E32 N6 W32\$ E32 FGR= E23 N24 W23 S24\$ N24 E23N8 W17 N3 W5 S3 W1 FSP= N12 W17 UOP= W15 S12 E15 N12\$ S12E17\$ W32 N17\$.											

LAND DESCRIPTION												TOTAL OB/XF												19,571					
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	1186.00	230.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000												