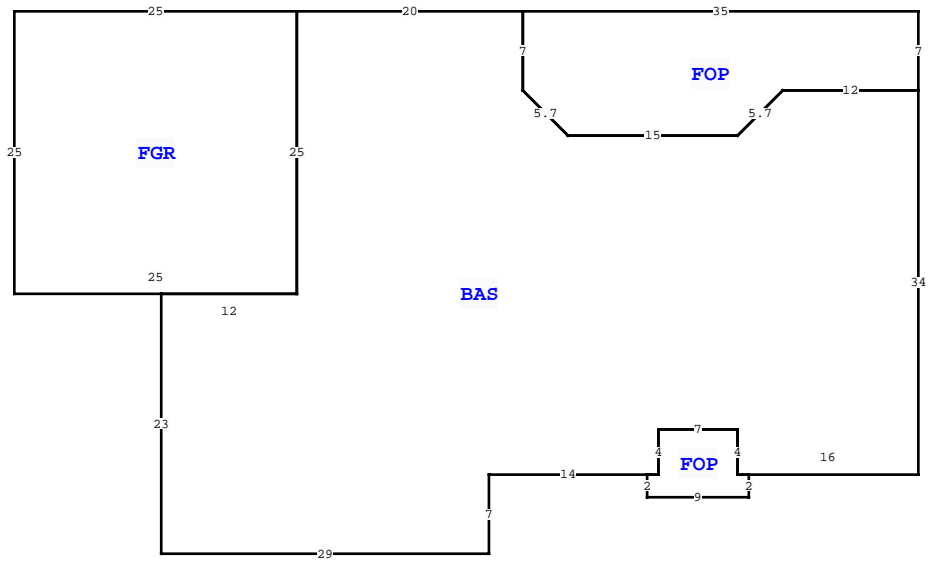


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	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% - 1997									
			Heated Area: 2301			HX Base Yr 1997					



Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	33316.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,301	100		2,301	235,091
FGR	625	55		344	35,146
FOP	46	30		14	1,431
FOP	321	30		96	9,808
TOTALS	3,293			2,755	281,475

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	1996	1996	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	3,455.00	UT	1.50	1.50	100	1996	1996	3	100	5,183	

455 SW SWEETBREEZE DR, LAKE CITY			BLD DATE		LGL DATE	
			XF DATE		LAND DATE	04/14/2026
			INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		281,475
TOTAL MARKET OB/XF VALUE		6,383
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		322,858
SOH/AGL Deduction		98,919
ASSESSED VALUE		223,939
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		172,528
TOTAL JUST VALUE		322,858
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		326,823

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32025	MAINT/ALTR	75	06/09/2014
11413	SFR	380	07/15/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0804/1923	4/27/1995	WD Q	Q	V		18,000
GRANTOR: KEITH R & KIMBERLY DA						
GRANTEE: WILLIAM R & MARCIA						
0786/1056	2/17/1994	WD Q	Q	V		16,500
GRANTOR: RICHARD C COLE						
GRANTEE: KEITH DAVID						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W20 FGR= W25 S25 E25 N25\$ S25 W12 S23 E29 N7 E14 FOP= S2 E9 N2 W1 N4 W7 S4 W1\$E1 N4 E7 S4 E16 N34 FOP= N7 W35 S7 R4 D4 E15 U4 R4 E12\$ W12 L4 D4 W15 U4 L4 N7\$.	

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	DPHT 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	1160.00	181.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							