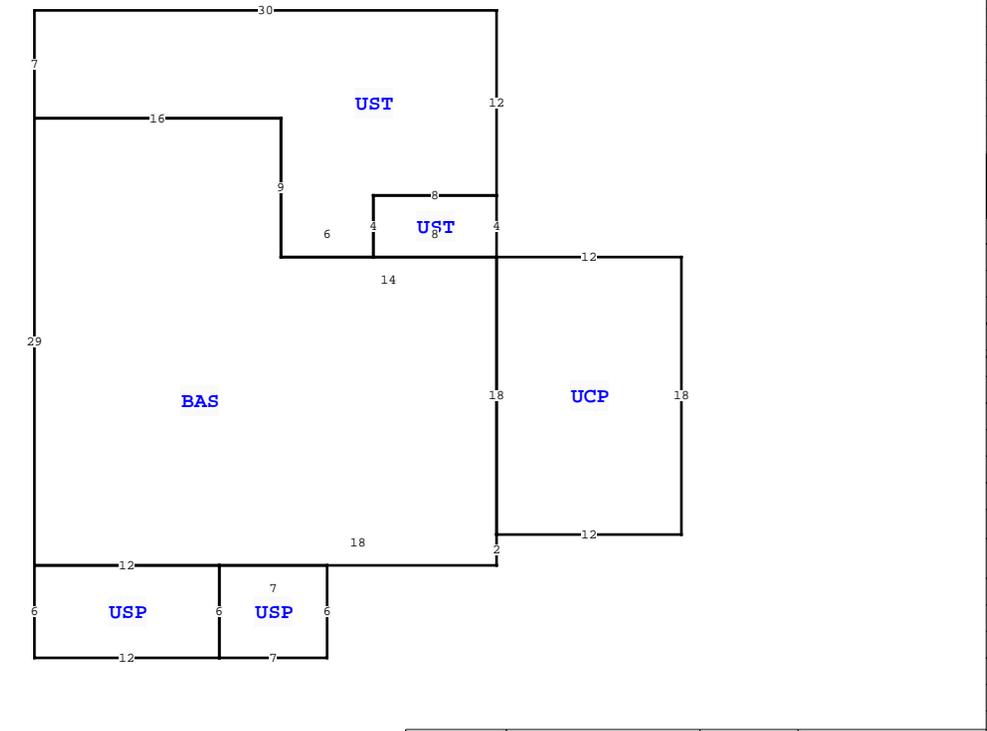


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	03 BELOW AVG. 90
Exterior Wall	04 SINGLE SID 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	01 MINIMUM 100
Interior Wall	04 PLYWOOD 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	02 WINDOW 100
Heating Type	02 CONVECTION 100
Bedrooms	3 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	02 02 100
Kitchen Adjus	01 01 100
Quality	02 02
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	978	69.0076	78.67	76,939	1940	1940	10	0	0	35.00	55.00		

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			42,316
TOTAL MARKET OB/XF VALUE			700
TOTAL LAND VALUE - MARKET			3,600
TOTAL MARKET VALUE			46,616
SOH/AGL Deduction			0
ASSESSED VALUE			46,616
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			46,616
TOTAL JUST VALUE			46,616
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			45,874



MAP NUM	MKT AREA	07			
33317.100	1.00/				
NEIGHBORHOOD/LOC	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	744	100		744	32,192
UCP	216	20		43	1,861
USP	42	35		15	649
USP	72	35		25	1,082
UST	32	45		14	606
UST	304	45		137	5,928
TOTALS	1,410			978	42,316

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1456/2530	1/13/2022	QC	U	I	11	5,000
GRANTOR: MAPLE STREET LLC						
GRANTEE: FRANCO JUANA						
1428/937	1/12/2021	TD	U	I	18	4,100
GRANTOR: CLERK OF COURT						
GRANTEE: MAPLE STREET LLC						

EXTRA FEATURES		BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE										
L	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	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

TOTAL OB/XF																	
700																	
177 SE MONTROSE AVE, LAKE CITY																	

BUILDING NOTES																	

BUILDING DIMENSIONS																	
BAS= N9 W16 S29 USP= S6 E12 N6 W12\$ E12 USP= S6 E7 N6W7\$ E18 N2 UCP= E12 N18 W12 S18\$N18 UST= N4 UST= N12 W30 S7 E16 S9 E6 N4 E8\$ W8 S4 E8\$ W14\$.																	

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	0100	C	SFR	0		RSF/MH	50.00	100.00	4,800.00	SF		1.00	1.00	1.00	0.75	0.75	3,600							