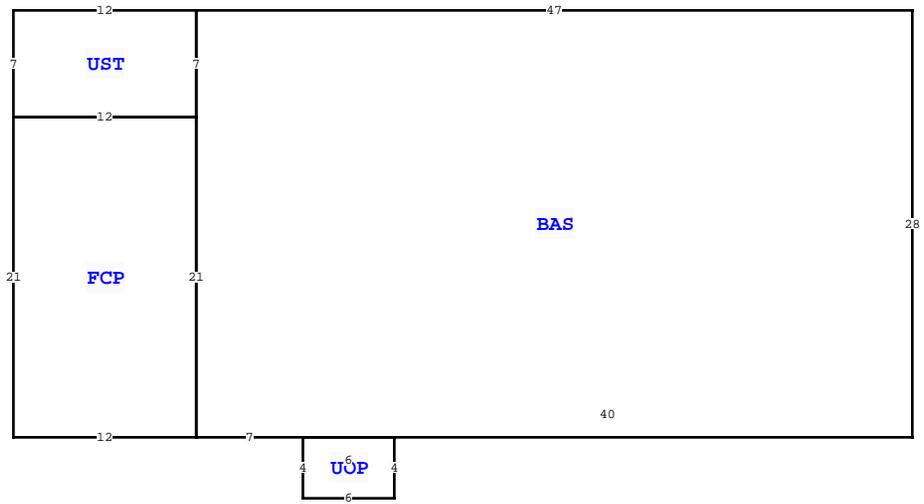


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	15	CONC BLOCK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	08	SHT VINYL 50			
Interior Floo	14	CARPET 50			
Air Condition	03	CENTRAL 100			
Heating Type	04	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			
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 07			
NEIGHBORHOOD/LOC	33317.140	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,316	100		1,316	109,218
FCP	252	25		63	5,229
UOP	24	20		5	415
UST	84	45		38	3,154
TOTALS	1,676			1,422	118,015

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,422	112.0000	127.68	181,561	1968	1968	0	0	35.00	65.00
1 SINGLE FAM			0% - 2024	Heated Area: 1316			HX Base Yr				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			118,015
TOTAL MARKET OB/XF VALUE			200
TOTAL LAND VALUE - MARKET			20,350
TOTAL MARKET VALUE			138,565
SOH/AGL Deduction			0
ASSESSED VALUE			138,565
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			138,565
TOTAL JUST VALUE			138,565
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			136,494

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0880/0799	5/05/1999	WD	Q	I		37,000
GRANTOR: YAZDANPOUR						
GRANTEE: HIGHSMITH						
0869/1922	7/17/1998	QC	Q	I	01	0
GRANTOR: YAZDANPOUR						
GRANTEE: YAZDANPOUR						

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	0	0			0.00	100	0	0	3	100	100	
2	0169	FENCE/WOOD	0	0	0			0.00	100	2017	2017	3	100	100	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
			04/21/2023
254 SE TIM ST, LAKE CITY		MLU	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W47 UST= W12 S7 E12 N7\$S7 FCP= W12 S21 E12 N21\$ S21 E7 UOP= S4 E6 N4 W6\$ E40 N28\$.											

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	80.00	125.00	1.00	LT		1.00	1.00	1.10	18,500.00	20,350.00	20,350							