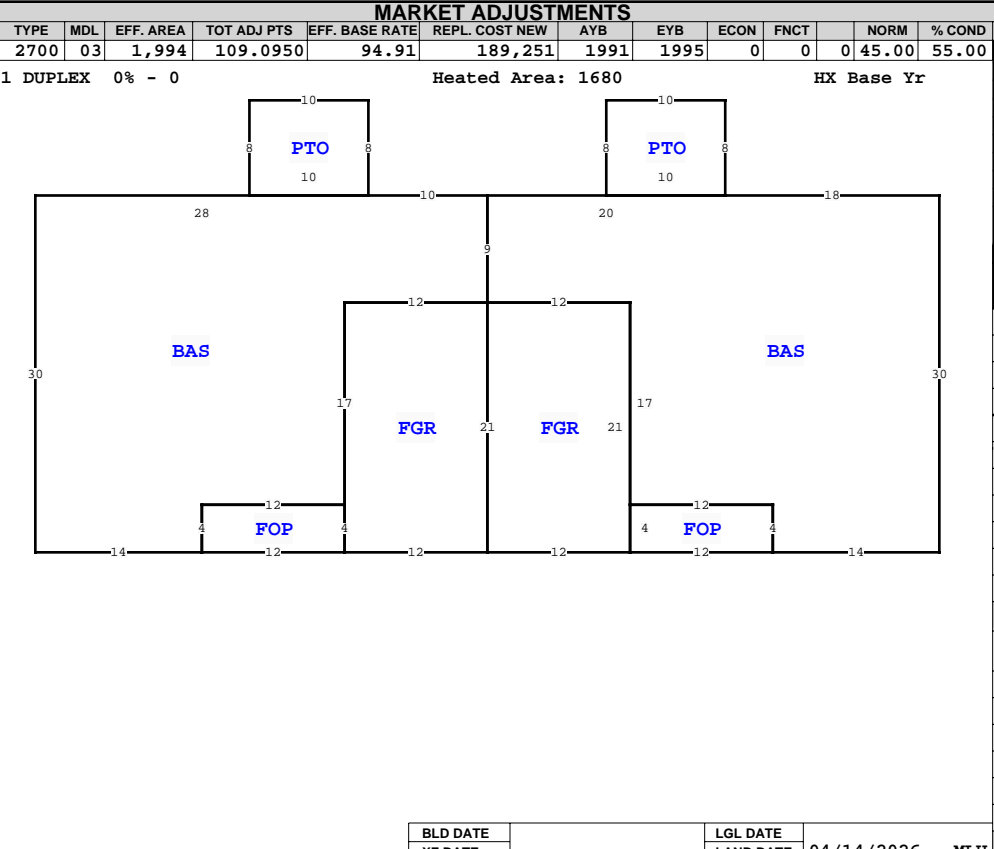


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	16	WD FR STUC	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		2	100		
Bathrooms		1	100		
Frame	02	WOOD FRAME	100		
Story Height		0	100		
RMS		0	100		
Stories	1.	1.	100		
Units		2	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0800MULTI-FAM <10				
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	34316.040 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100		840	43,848
BAS	840	100		840	43,848
FGR	252	55		139	7,256
FGR	252	55		139	7,256
FOP	48	30		14	731
FOP	48	30		14	731
PTO	80	5		4	209
PTO	80	5		4	209
TOTALS	2,440			1,994	104,088



COLUMBIA COUNTY PROPERTY PAGE 1 of 3

VALUATION SUMMARY		STANDARD	
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		264,960	
TOTAL MARKET OB/XF VALUE		7,809	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		307,769	
SOH/AGL Deduction		0	
ASSESSED VALUE		307,769	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		307,769	
TOTAL JUST VALUE		307,769	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		306,028	
BLDG:3:1: 6308 & 6310			
BLDG:2:1: 6304 & 6306			
BLDG:1:1: 6300 & 6302			
SALE:1:1: 2 LOTS INCLUDED IN SELL			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1376/1230	1/15/2019	WD	Q	I	05	927,000

GRANTOR: GATORWOOD ASHINGTON A
 GRANTEE: MAGNOLIA APARTMENTS
 1242/2106 7/02/2012 WD U I 11 100
 GRANTOR: THOMAS EAGLE, STEPHEN
 GRANTEE: GATORWOOD ASHINGTON

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	2,400.00	UT	1.40	1.40	100	0	0	3	100	3,360	
2	0166	CONC, PAVMT	0	0	6	210	UT	1.40	1.40	100	0	0	3	100	1,764	
3	0166	CONC, PAVMT	0	0	20	40	UT	1.40	1.40	100	0	0	3	100	1,120	
4	0166	CONC, PAVMT	0	0	23	16	UT	1.40	1.40	100	0	0	3	100	515	
5	0261	PRCH, UOP	0	0	0	0	UT	0.00	0.00	100	2014	2014	3	100	100	
6	0081	DECKING WI	0	0	0	0	UT	0.00	0.00	100	2017	2017	3	100	200	
7	0169	FENCE/WOOD	0	0	0	0	UT	0.00	0.00	100	2017	2017	3	100	750	
TOTAL OB/XF 7,809																

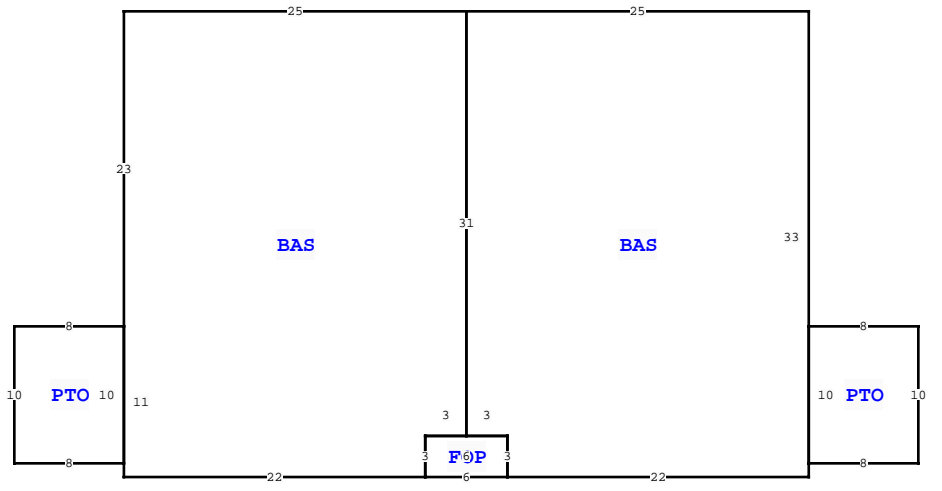
LAND DESCRIPTION

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	0800	C	MULTI-FAM	0		RMF-2111.00	220.00		1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		0 100
Stories	1.	1. 100
Units		2 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	DUPLX	0% - 0		94.91	160,872	1991	1991	0	0	50.00	50.00

Heated Area: 1682 HX Base Yr



Quality	05	05			
DOR CODE	0800MULTI-FAM <10				
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	34316.040 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	841	100		841	39,910
BAS	841	100		841	39,910
FOP	18	30		5	238
PTO	80	5		4	190
PTO	80	5		4	190
TOTALS	1,860			1,695	80,436

3720 NW HUNTSBORO ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

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

TOTAL OB/XF															
0															

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

LAND DESCRIPTION																									
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COLUMBIA COUNTY PROPERTY		PAGE 2 of 3	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		264,960	
TOTAL MARKET OB/XF VALUE		7,809	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		307,769	
SOH/AGL Deduction		0	
ASSESSED VALUE		307,769	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		307,769	
TOTAL JUST VALUE		307,769	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		306,028	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1376/1230	1/15/2019	WD Q	Q	I	05	927,000
GRANTOR: GATORWOOD ASHINGTON A						
GRANTEE: MAGNOLIA APARTMENTS						
1242/2106	7/02/2012	WD U	U	I	11	100
GRANTOR: THOMAS EAGLE,STEPHEN						
GRANTEE: GATORWOOD ASHINGTON						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W25 S23 PTO= W8 S10 E8 N10\$ S11 E22 FOP= E6 N3 W6 S3\$ N3 E3 N31\$ BAS= S31 E3 S3E22 N1 PTO= E8 N10 W8 S10\$ N33 W25\$.

