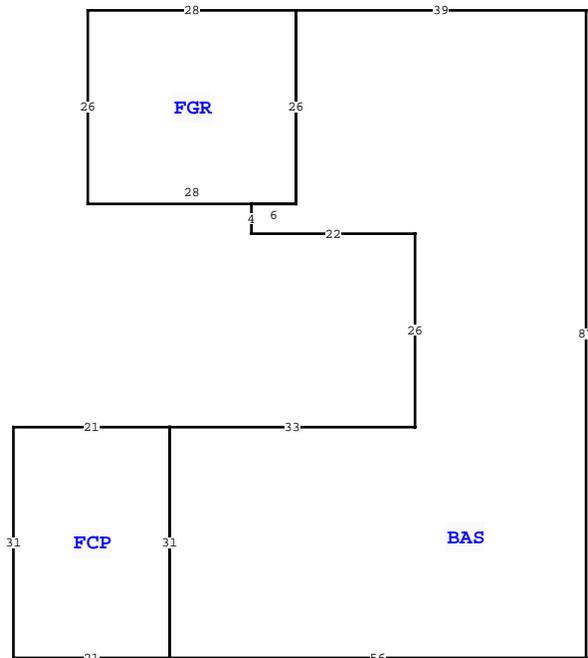


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	34417.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,528	100	
FCP	651	25	
FGR	728	55	
TOTALS	4,907		

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%	- 2000								
Heated Area: 3528										HX Base Yr	2000



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				415,381		
TOTAL MARKET OB/XF VALUE				39,188		
TOTAL LAND VALUE - MARKET				72,360		
TOTAL MARKET VALUE				466,702		
SOH/AGL Deduction				194,567		
ASSESSED VALUE				272,135		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				220,724		
TOTAL JUST VALUE				526,929		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				525,148		
LAND: 2:1: 2 LOTS						
SALE: 1:1: LOTS BOUGHT UNDER GREEN BELT						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
15573	POOL	115	05/25/1999			
8690	SFR	99,000	08/05/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0789/2067	5/03/1994	WD	U	V	35	32,000
GRANTOR: WALDRON						
GRANTEE: MORRIS						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W39 FGR= W28 S26 E28 N26 S26 W6 S4 E22 S26 W33 FCP= W21 S31 E21 N31 S31 E56 N87 S.						

EXTRA FEATURES															6317 SE COUNTRY CLUB RD, LAKE CITY	
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	0280	POOL R/CON	0	100	16	38	UT	70.00	70.00	100	1999	1999	3	40	17,024	
2	0166	CONC, PAVMT	0	100	32	62	UT	1.50	1.50	100	1999	1999	3	100	2,064	
3	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
4	0070	CARPORT UF	0	100	20	20	UT	1.50	1.50	100	2012	2012	3	100	600	
5	0030	BARN, MT	0	0	25	28	UT	9.00	9.00	100	2012	2012	3	100	6,300	
6	0031	BARN, MT AE	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	12,000	
TOTAL OB/XF															39,188	

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	7.04	AC		1.00	1.00	1.00	445.00	445.00	3,133							
2	0100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	7.04	LT		1.00	1.00	1.00	9,000.00	9,000.00	63,360							