

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY VALUATION SUMMARY																	
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	HX Base Yr 2010										VALUATION BY		PAGE 1 of 1										
Exterior Wall	11	BD/BTN AVG 100	0100	01	1,522	138.3575	96.85	147,406	1996	1996	0	0	0	24.00	76.00											Tax Group: 3		Tax Dist:									
Roof Structur	08	IRREGULAR 100																								BUILDING MARKET VALUE											
Roof Cover	14	PREFIN MT 100																								TOTAL MARKET OB/XF VALUE											
Interior Wall	05	DRYWALL 100																								TOTAL LAND VALUE - MARKET											
Interior Floor	12	HARDWOOD 100																								TOTAL MARKET VALUE											
Air Condition	03	CENTRAL 100																								SOB/AGL Deduction											
Heating Type	04	AIR DUCTED 100																								ASSESSED VALUE											
Bedrooms	2	100																								TOTAL EXEMPTION VALUE											
Bathrooms	1	100																								BASE TAXABLE VALUE											
Frame	01	NONE 100																								INCOME VALUE											
Stories	1.5	1.5 100																								TOTAL JUST VALUE											
Architectural	05	CONV 100																								PREVIOUS YEAR VALUE											
Units	0	100																								PRMT:1:1: PUMP POLE											
Condition Adj	03	03 100																																			
Kitchen Adjus	01	01 100																																			
Quality			06 06																																		
DOR CODE			0100 SINGLE FAMILY																																		
MAP NUM			MKT AREA			01																															
NEIGHBORHOOD			23315.00			1.00																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	BLD CAP	L	W	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES																						
BAS	1,078	100	1,078	0	100	0	0	1.00	UT 2,000.00	100	1996	1996	3	100	2,000																						
FSP	380	40	152	0	100	0	0	1.00	UT 5,000.00	50	1996	1996	3	50	2,500																						
FUS	224	100	224	0	100	40	0	10.00	UT 10.00	100	2008	2008	3	100	8,000																						
PTR	0	0	0	0	20	0	0	1.00	UT 0.00	100	2016	2016	3	100	800																						
UOP	342	20	68	0	100	0	0	1.00	UT 0.00	100	2016	2016	3	100	400																						
				0	100	0	0	1.00	UT 0.00	100	2016	2016	3	100	1,200																						
				0	100	0	0	1.00	UT 0.00	100	2016	2016	3	100	200																						
				0	100	0	0	1.00	UT 0.00	100	2016	2016	3	100	100																						
				0	100	0	0	1.00	UT 0.00	100	2016	2016	3	100	200																						
				0	100	0	0	1.00	UT 0.00	100	2016	2016	3	100	200																						
TOTALS																2,024		1,522		112,029																	
EXTRA FEATURES																708 NW BELL LAKE CT., LAKE CITY																					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	LGL DATE	LAND DATE	AG DATE																					
1	0180	FPIC 1STRY	0	100	0	0	2,000.00	100	1996	1996	3	100	2,000																								
2	0285	SALVAGE	0	100	0	0	5,000.00	50	1996	1996	3	50	2,500																								
3	0030	BARN,MT	0	0	20	40	10.00	100	2008	2008	3	100	8,000																								
5	0166	CONC,PAVMT	0	100	0	0	0.00	100	2016	2016	3	100	800																								
6	0070	CARPORT UF	0	100	0	0	0.00	100	2016	2016	3	100	400																								
7	0060	CARPORT F	0	100	0	0	0.00	100	2016	2016	3	100	1,200																								
8	0296	SHED METAL	0	100	0	0	0.00	100	2016	2016	3	100	200																								
9	0252	LEAN-TO W/	0	100	0	0	0.00	100	2016	2016	3	100	100																								
10	0169	FENCE/WOOD	0	100	0	0	0.00	100	2016	2016	3	100	200																								
TOTAL OB/XF																15,400																					
LAND DESCRIPTION																OTHER ADJUSTMENTS AND NOTES										YEAR		DENSITY		DECL		FRZ		YR		CONSRV	
L N	USE CODE	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	TOT LND UTS	UNIT TYPE	D	DEPTH	FRONT	ADJ UNIT PRICE	TOT ADJ	UNIT PRICE	LAND VALUE	ACRES (LOT 9)		AC (LOT 8)																			
1	0133	SFR LAKE	100			A-1	1.00	LT	1.00	0.00	0.00	16,200.00	2.00	16,200.00	32,400.00	2.15		2.30																			
2	0020	VAC/WATER	100			A-1	1.00	LT	1.00	0.00	0.00	16,200.00	2.00	16,200.00	32,400.00	2.30		2.30																			
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