

LEE WILLIAM
632 SW LEGION DR
LAKE CITY, FL 32024

16-4S-16-03041-034

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1				3							
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY											
Exterior Wall		19		COMMON BRK 80		0100		01		2,164		133.6369		93.55		202,442		2005		2005		0		0		0		17.60		82.40		VALUATION BY					STANDARD				
Exterior Wall		16		WD FR STUC 20		1		SINGLE FAM - 100% - 2018																								Tax Group: 3					Tax Dist:				
Roof Structur		08		IRREGULAR 100																												BUILDING MARKET VALUE					166,812				
Roof Cover		03		COMP SHNGL 100																												TOTAL MARKET OB/XF VALUE					11,795				
Interior Wall		05		DRYWALL 100																												TOTAL LAND VALUE - MARKET					16,791				
Interior Floo		12		HARDWOOD 90																												TOTAL MARKET VALUE					195,398				
Interior Floo		14		CARPET 10																												SOH/AGL Deduction					17,154				
Air Condition		03		CENTRAL 100																												ASSESSED VALUE					178,244				
Heating Type		04		AIR DUCTED 100																												TOTAL EXEMPTION VALUE					HX HB 50,000				
Bedrooms				3 100																												BASE TAXABLE VALUE					128,244				
Bathrooms				2 100																												TOTAL JUST VALUE					195,398				
Frame		02		WOOD FRAME 100																												INCOME VALUE									
Stories		1.		1. 100																												PREVIOUS YEAR MKT VALUE					197,625				
Architectual		05		CONV 100																																					
Units				0 100																																					
Condition Adj		03		03 100																																					
Kitchen Adjus		01		01 100																																					
Quality		07		07																																					
DOR CODE		0100		SINGLE FAMILY																																					
MAP NUM				MKT AREA																																					
NEIGHBORHOOD		16416.010		1.00																																					
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																																	
BAS		1,793		100		1,793		138,214																																	
FGR		462		55		254		19,580																																	
FOP		52		30		16		1,234																																	
UEP		168		60		101		7,786																																	