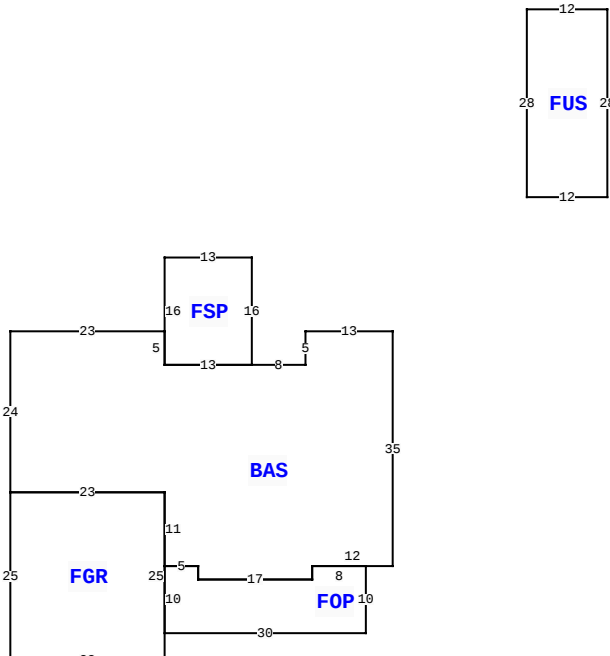


TUCKER JEROME L/TUCKER BARBARA
278 SW PHEASANT WAY
LAKE CITY, FL 32024-1149

2024



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY														
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 100		0100	01	2,486	121.6587	127.74	317,562	2005	2005		0	0	0	18.00	82.00	VALUATION BY															
Roof Structur		03	GABLE/HIP 100		1 SINGLE FAM - 100% - 2011										Heated Area: 2007					HX Base Yr 2011					STANDARD									
Roof Cover		03	COMP SHNGL 100																															
Interior Wall		05	DRYWALL 100																															
Interior Floo		14	CARPET 80																															
Interior Floo		08	SHT VINYL 20																															
Air Condition		03	CENTRAL 100																															
Heating Type		04	AIR DUCTED 100																															
Bedrooms			4 100																															
Bathrooms			2 100																															
Frame		02	WOOD FRAME 100																															
Stories		1.5	1.5 100																															
Architectual		05	CONV 100																															
Units			0 100																															
Condition Adj		03	03 100																															
Kitchen Adjus		01	01 100																															
Quality		06	06																															
DOR CODE		0100 SINGLE FAMILY																																
MAP NUM			MKT AREA		06																													
NEIGHBORHOOD/LOC		15416.050 1.00/																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	1,671	100	1,671	175,032																														
FGR	575	55	316	33,100																														
FOP	266	30	80	8,380																														
FSP	208	40	83	8,694																														
FUS	336	100	336	35,195																														
TOTALS		3,056		2,486		260,401																												
EXTRA FEATURES										278 SW PHEASANT WAY, 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	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	100	2,000																			
2	0166	CONC, PAVMT	0 100	0	0	1,678.00	UT	2.00	2.00	100	2005	2005	3	100	3,356																			
3	0120	CLFENCE	4	0 100	0 0	272.00	UT	4.50	4.50	100	2005	2005	3	100	1,224																			