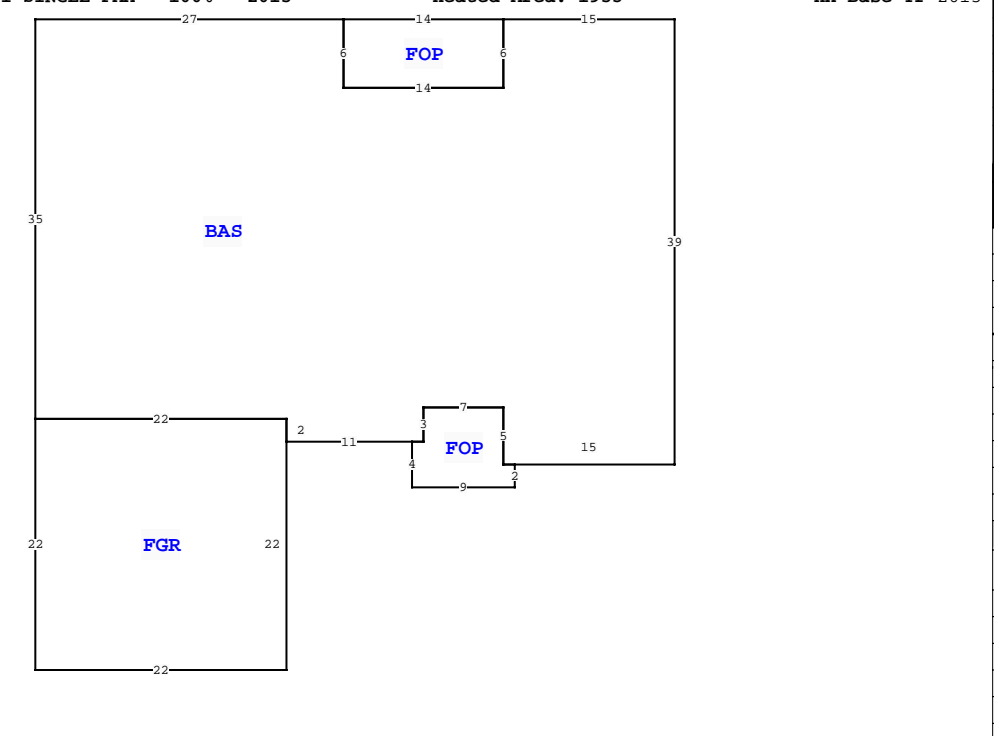




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 80
Exterior Wall	19 COMMON BRK 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,260	107.2820	120.16	271,562	2008	2008	0	0	0	22.40	77.60		

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			210,732
TOTAL MARKET OB/XF VALUE			6,397
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			247,129
SOH/AGL Deduction			92,147
ASSESSED VALUE			154,982
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			104,260
TOTAL JUST VALUE			247,129
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			230,022



Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM					
NEIGHBORHOOD/LOC	3416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,953	100		1,953	182,105
FGR	484	55		266	24,803
FOP	55	30		16	1,492
FOP	84	30		25	2,331
TOTALS	2,576			2,260	210,732

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25406	SFR	616	01/16/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1284/2797	11/19/2014	WD Q	Q	I	01	154,000

GRANTOR: PHOENIX LAND DEVELOPM
GRANTEE: ANTONIO J PIERCE

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	100	0	0	0	3.00	3.00	100	2008	2008	3	100	3,897	
2	0296	SHED METAL	0	100	0	0	0	0.00	0.00	100	2017	2017	3	100	2,500	

TOTAL OB/XF														6,397
205 SW BIRCH GLN, LAKE CITY														
BLD DATE														
XF DATE														
INC DATE														
LGL DATE														
LAND DATE														
AG DATE														
05/09/2025 MLU														

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W15 FOP= W14 S6 E14 N6\$ S6 W14 N6 W27 S35 FGR= S22 E22 N22 W22\$ E22 S2 E11 FOP= S4 E9 N2 W1 N5 W7 S3 W1\$ E1 N3 E7 S5 E15 N39\$.													

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							