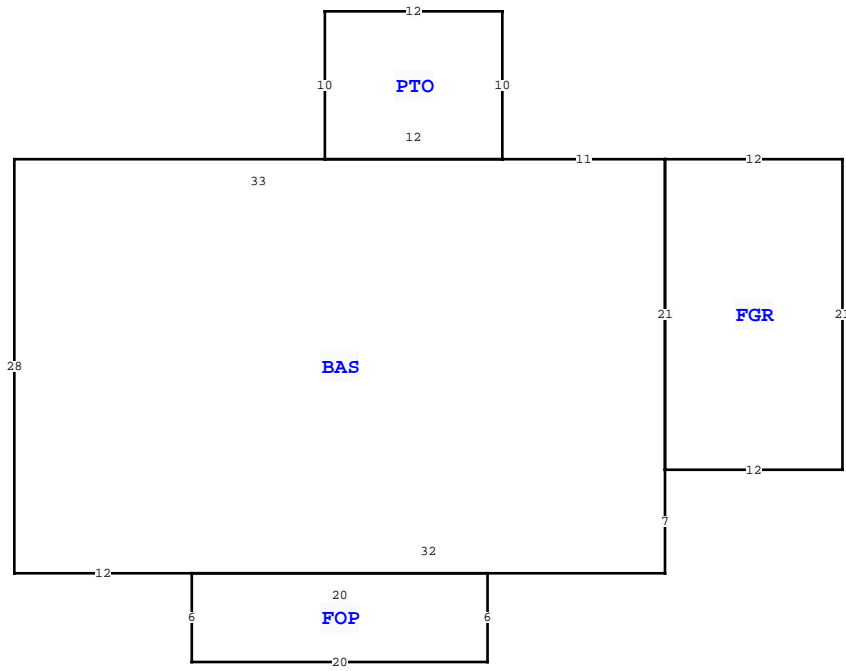


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,413	111.6000	124.99	176,611	2004	2004	0	0	26.25	73.75		
1 SINGLE FAM 100% - 2005 Heated Area: 1232 HX Base Yr 2005													



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,232	100		1,232	113,566
FGR	252	55		139	12,813
FOP	120	30		36	3,319
PTO	120	5		6	553
TOTALS	1,724			1,413	130,251

102 SE MEGAN GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	814.00	UT	2.00	2.00	100	2004	2004	3	100	1,628	
2	0120	CLFENCE	4	0	100	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,165	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY				STANDARD
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE				130,251
TOTAL MARKET OB/XF VALUE				3,793
TOTAL LAND VALUE - MARKET				18,500
TOTAL MARKET VALUE				152,544
SOH/AGL Deduction				47,000
ASSESSED VALUE				105,544
TOTAL EXEMPTION VALUE	HX HB			50,722
BASE TAXABLE VALUE				54,822
TOTAL JUST VALUE				152,544
NCON VALUE				0
INCOME VALUE				
PREVIOUS YEAR MKT VALUE				154,751

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047410	Roof Replacement	12,602	06/07/2023
21457	SFR	401	01/29/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1518/1174	6/24/2024	QC	U	I	11	100
GRANTOR: KICK LAURETTA N FKA L						
GRANTEE: KICK LAURETTA N						
1018/2178	6/11/2004	WD	Q	I		88,000
GRANTOR: WIREGRASS HOMEBUILDER						
GRANTEE: LAURETTA N SHAW						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W11 PTO= N10 W12 S10 E12\$ W33 S28 E12 FOP= S6 E20 N6 W20\$ E32 N7 FGR= E12 N21 W12 S21\$ N21\$.

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	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500									