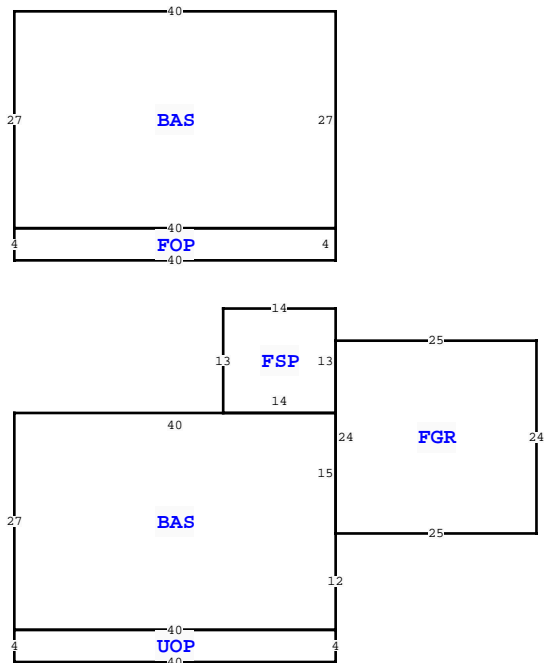




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	32	HARDIE BRD 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
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	
1	SINGLE FAM	100%	- 2012									
				Heated Area:	2160			HX Base Yr	2012			



EXTRA FEATURES																
L	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	UT	3.00	3.00	100	0	0	3	100	4,275	
2	0258	PATIO	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	210	
3	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2011	2011	3	100	300	
4	0280	POOL R/CON	0	100	11	23	UT	70.00	70.00	100	2015	2015	3	79	13,991	
5	0282	POOL ENCL	0	100	23	35	UT	15.00	15.00	100	2015	2015	3	49	5,917	

569 SW ARREDONDO PL, LAKE CITY

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

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	233,143		
TOTAL MARKET OB/XF VALUE	24,693		
TOTAL LAND VALUE - MARKET	18,500		
TOTAL MARKET VALUE	276,336		
SOH/AGL Deduction	117,814		
ASSESSED VALUE	158,522		
TOTAL EXEMPTION VALUE	50,722		
BASE TAXABLE VALUE	107,800		
TOTAL JUST VALUE	276,336		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	277,229		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
307	MAINT/ALTR	0	05/27/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1484/1349	2/10/2023	LE	U	I	14	100

GRANTOR: WINKLEMAN DONALD J
GRANTEE: WINKLEMAN DONALD JO
1201/2103 3/03/2011 WD Q I 01 135,000
GRANTOR: BEVERLY P GIORDANO
GRANTEE: DONALD J & DIANE H

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W40 S27 UOP= S4 E40 N4 W40\$ E40 N12 FGR= E25 N24 W25 S24\$ N15\$ FSP= N13 W14 S13 E14\$ PTR=N50 BAS= W40 S27 FOP= S4 E40 N4 W40 \$ E40 N27\$ S50\$.

LAND DESCRIPTION																											
L	N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	225.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500								

TOTAL OB/XF																
24,693																