



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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
Quality	05	05
DOR CODE	5000 IMPROVED AG	
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	13415.00 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,616	100		1,616	130,659
FOP	48	30		14	1,132
FOP	80	30		24	1,940
FST	168	55		92	7,439
UEP	288	60		173	13,987
TOTALS	2,200			1,919	155,158

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00
2	0258	PATIO	0	100	0	0	1.00	UT	0.00
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00
5	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00
6	0030	BARN, MT	0	0	0	0	1.00	UT	0.00
7	0070	CARPORT UF	0	100	0	0	1.00	UT	1,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		A-1	0.00	0.00	1.00
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	9.00

REVIEW DATE	12/03/2024	BY	KS
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MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,919	111.0650	124.39	238,704	1969	1969	0	0	0	35.00	65.00	
1 SINGLE FAM 100% - 0 Heated Area: 1616 HX Base Yr													
1593 SW ANDERSON ST, LAKE CITY													
BLD DATE: 04/07/2025 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
5	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
6	0030	BARN, MT	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	3,800	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2025	2024	100	100	1,000	

TOTAL OB/XF													
7,700													
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
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00

Total Acres:	10.00	Total Land Value:	11,520	Market:	81,000	Agricultural:	2,520	Common:	9,000
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COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		155,158	
TOTAL MARKET OB/XF VALUE		7,700	
TOTAL LAND VALUE - MARKET		90,000	
TOTAL MARKET VALUE		174,378	
SOH/AGL Deduction		76,281	
ASSESSED VALUE		98,097	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		47,375	
TOTAL JUST VALUE		252,858	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		252,858	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32405	MAINT/ALTR	45	10/17/2014

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1471/1811	7/21/2022	LE U	I	I	14	100	
GRANTOR: BENNETT CONNIE DELORE							
GRANTEE: BENNETT CONNIE DELO							
1224/2373	11/04/2011	WD U	I	I	11	100	
GRANTOR: CONNIE DELORES & RONA							
GRANTEE: CONNIE DELORES & RO							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W35 S25 E35 FOP= S4 E12N4 W12\$ E12 S4 E21 N11 FOP= E8 N10W8 S10\$ N10 FST= N8 W21S8 E21\$W21 N8 UEP= E12 N12 W24 S12 E12\$ W12\$.									