



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT										CD CONSTRUCTION										PAGE 1 of 1									
Exterior Wall										19 COMMON BRK 100										TYPE									
Roof Structur										08 IRREGULAR 100										MDL									
Roof Cover										03 COMP SHNGL 100										EFF. AREA									
Interior Wall										05 DRYWALL 100										TOT ADJ PTS									
Interior Floo										14 CARPET 80										EFF. BASE RATE									
Interior Floo										15 HARDTILE 20										REPL. COST NEW									
Air Condition										03 CENTRAL 100										AYB									
Heating Type										04 AIR DUCTED 100										EYB									
Bedrooms										3 100										ECON									
Bathrooms										2 100										FNCT									
Frame										01 NONE 100										NORM									
Stories										1. 1. 100										% COND									
Architectual										05 CONV 100										0									
Units										0 100										0									
Condition Adj										03 03 100										0									
Kitchen Adjus										01 01 100										0									
Quality										06 06										0									
DOR CODE										0100 SINGLE FAMILY										0									
MAP NUM										MKT AREA										06									
NEIGHBORHOOD/LOC										15416.040 1.00/										0									
AREA TYPE										TOTAL GROSS AREA										PCT OF BASE									
YEAR										TOT ADJ AREA										SUBAREA MARKET VALUE									
BAS										1,820										100									
FGR										512										55									
FOP										42										30									
FSP										160										40									
TOTALS										2,534										2,179									
EXTRA FEATURES										242 SW LONG LEAF DR, LAKE CITY										BLD DATE									
L N										OB/XF CODE										XF DATE									
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										LGL DATE									
04/03/2025										MLU										LAND DATE									
AG DATE										04/03/2025										MLU									
BUILDING NOTES										BUILDING DIMENSIONS										BAS= W16 FSP= N10 W16 S10 E16\$ W16 U2 L2 W8 L2 D2 W13 S31									
FGR= S23 E23 N22 W17 N1 W6\$ E6 S1 E17 N2 E10 FOP= S2 E6 N7										W6S5\$ N5 E6 S5 E2 S5 E16 N35\$.																			
LAND DESCRIPTION										TOTAL OB/XF										23,984									
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																													
REVIEW DATE										09/12/2024										BY									
KS										Total Acres: 0.73										Total Land Value: 35,000									
Market: 0										Agricultural: 0										Common: 35,000									
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