



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
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

Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		01
NEIGHBORHOOD/LOC	20416.010	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	300	100
BAS	1,073	100
FOP	114	30
FOP	720	30
UEP	125	60
UGR	325	45

TOTALS	2,657		1,844	167,085
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	500.00
3	0031	BARN, MT AE	0	0	28	48	1,344.00	UT	9.00
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		RSF-	1105.00	150.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,844	124.4600	139.40	257,054	1975	1975	0	0	0	35.00	65.00	
1 SINGLE FAM 0% - 2025 Heated Area: 1373 HX Base Yr													
175 SW PRESTIGE WAY, LAKE CITY													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/08/2025 MLU													

TOTAL OB/XF 14,446													
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	0		RSF-	1105.00	150.00	1.00	LT		1.00	1.00

TOTAL OB/XF 14,446													
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	0		RSF-	1105.00	150.00	1.00	LT		1.00	1.00

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		167,085	
TOTAL MARKET OB/XF VALUE		14,446	
TOTAL LAND VALUE - MARKET		23,400	
TOTAL MARKET VALUE		204,931	
SOH/AGL Deduction		0	
ASSESSED VALUE		204,931	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		204,931	
TOTAL JUST VALUE		204,931	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		204,931	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7363	ADDN SFR	7,000	07/12/1993

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1510/1585	3/18/2024	WD	U	I	11	100	
GRANTOR: STLWFAR LLC							
GRANTEE: STLWFAR FOUNDATION							
1423/1863	11/06/2020	WD	Q	I	01	145,000	
GRANTOR: CHRISTIAN N FAULKNER							
GRANTEE: STLWFAR LLC							

BUILDING NOTES							
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BUILDING DIMENSIONS							
BAS= W37 S29 E24 FOP= S3 E38N3 W38\$ E13 BAS= E12 UGR= E13 N25 W13 S25\$ N25 UEP= E13 N5 FOP= N30 W24 S30 E24\$ W25 S5 E12\$ W12 S25\$ N29\$.							

TOTAL OB/XF 14,446													
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	0		RSF-	1105.00	150.00	1.00	LT		1.00	1.00