



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 100
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
Architctual	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	03
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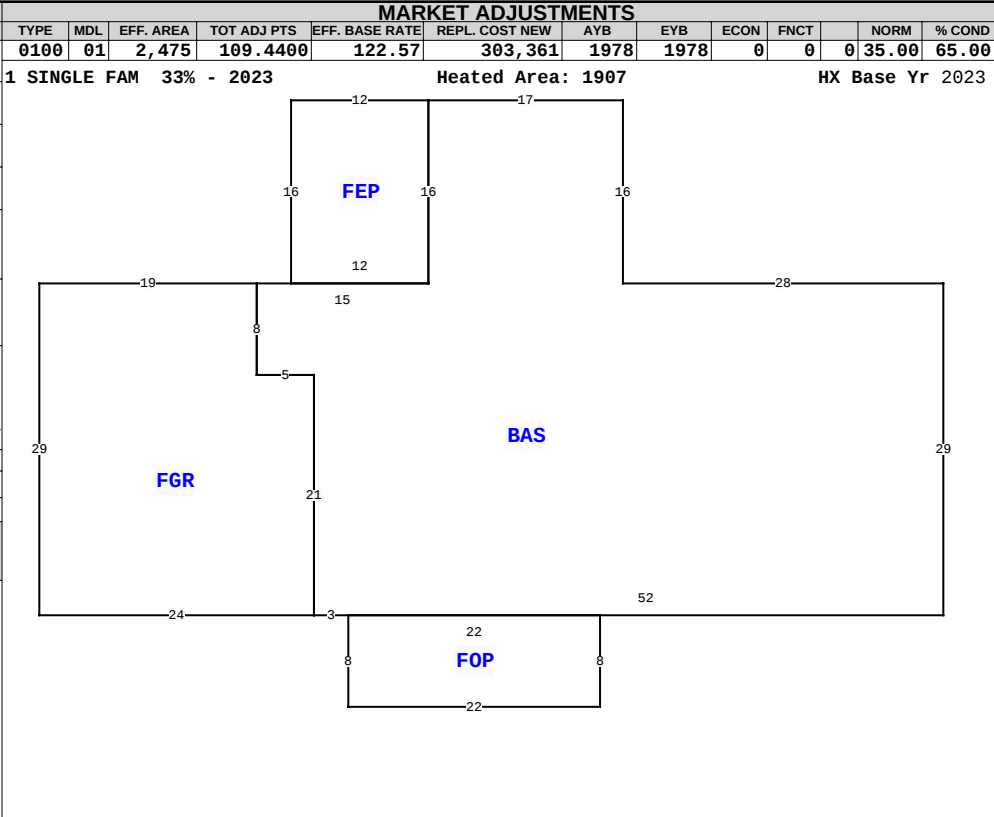
NEIGHBORHOOD/LOC	22216.020	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,907	100		1,907	151,932
FEP	192	80		154	12,269
FGR	656	55		361	28,761
FOP	176	30		53	4,222

TOTALS	2,931			2,475	197,185
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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	33	0	0	1.00	UT	0.00
2	0180	FPLC 1STRY	0	33	0	0	1.00	UT	2,000.00
3	9947	Septic	0	33	0	0	1.00	UT	3,000.00
4	0280	POOL R/CON	0	33	32	16	512.00	UT	70.00
5	0296	SHED METAL	0	33	20	20	400.00	UT	5.00
6	0120	CLFENCE 4	0	33	0	0	190.00	UT	4.50
7	0296	SHED METAL	0	33	0	0	1.00	UT	0.00
8	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	33		RSF-1	0.00	0.00	3.00



293 NW ABIGAIL LN, LAKE CITY	BLD DATE	LGL DATE	04/22/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	33	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	600	
2	0180	FPLC 1STRY	0	33	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	9947	Septic	0	33	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0280	POOL R/CON	0	33	32	16	512.00	UT	70.00	70.00	100	1978	1978	3	40	14,336	
5	0296	SHED METAL	0	33	20	20	400.00	UT	5.00	5.00	50	1993	1993	3	50	1,000	
6	0120	CLFENCE 4	0	33	0	0	190.00	UT	4.50	4.50	60	1993	1993	3	60	513	
7	0296	SHED METAL	0	33	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
8	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2024	2023	3	85	5,100	

TOTAL OB/XF										27,149							
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
1	0100	C	SFR	33		RSF-1	0.00	0.00	3.00	LT		1.00	1.00	0.85	10,500.00	8,925.00	26,775

COLUMBIA COUNTY PROPERTY										PAGE 1 of 1		3
VALUATION SUMMARY												
VALUATION BY										STANDARD		
Tax Group: 3										Tax Dist:		
BUILDING MARKET VALUE										197,185		
TOTAL MARKET OB/XF VALUE										27,149		
TOTAL LAND VALUE - MARKET										26,775		
TOTAL MARKET VALUE										251,109		
SOH/AGL Deduction										2,040		
ASSESSED VALUE										249,069		
TOTAL EXEMPTION VALUE										HA HAB WX 55,722		
BASE TAXABLE VALUE										193,347		
TOTAL JUST VALUE										251,109		
NCON VALUE										0		
INCOME VALUE												
PREVIOUS YEAR MKT VALUE										251,409		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047154	Electrical Servic	0	05/05/2023
28073	M H	398	09/11/2009

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1439/573	6/04/2021	QC	U	I	11	100	
GRANTOR:RENKEN DEBORAH E FKA							
GRANTEE:TINDALL JOHN EDWARD							
1301/2059	9/28/2015	PB	U	I	18	100	
GRANTOR:JUDGEMENT ORDER							
GRANTEE:N DIANNE TINDALL &							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W17 FEP= W12 S16 E12 N16\$ S16 W15 FGR= W19 S29 E24N21 W5N8\$ S8 E5 S21 E3 FOP= S8 E22 N8 W22\$ E52 N29 W28 N16\$.									