



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 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		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 03

NEIGHBORHOOD/LOC 22216.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,008	100		1,008	87,325
FEP	112	80		90	7,797
FEP	176	80		141	12,215
USP	21	35		7	606
USP	339	35		119	10,309

TOTALS 1,656 1,365 118,253

EXTRA FEATURES

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	0296	SHED METAL	0 100	10	12	120.00	UT	5.00	5.00	50	1993	1993	3	50	300	
2	0080	DECKING	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
3	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
4	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
5	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2023	2022		100	800	
6	0060	CARPORT F	0 100	0	0	1.00	UT	0.00	0.00	100	2023	2022		100	1,500	
7	0166	CONC,PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	2023	2022		100	600	

LAND DESCRIPTION

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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		RSF-1	0.00	0.00	2.00	LT		1.00	1.00	1.00	10,500.00	10,500.00	21,000							

MARKET ADJUSTMENTS														COLUMBIA COUNTY PROPERTY									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND		VALUATION SUMMARY									3
0100	01	1,365	119.0000	133.28	181,927	1985	1985	0	0	0	35.00	65.00		STANDARD									
1 SINGLE FAM 100% - 0 Heated Area: 1008 HX Base Yr																							
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE														04/22/2025 MLU									

167 NW AUSTIN WAY, LAKE CITY

VALUATION BY				STANDARD			
Tax Group: 3		Tax Dist:					
BUILDING MARKET VALUE				118,253			
TOTAL MARKET OB/XF VALUE				4,150			
TOTAL LAND VALUE - MARKET				21,000			
TOTAL MARKET VALUE				143,403			
SOH/AGL Deduction				75,033			
ASSESSED VALUE				68,370			
TOTAL EXEMPTION VALUE		HX HB SX		68,370			
BASE TAXABLE VALUE				0			
TOTAL JUST VALUE				143,403			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				143,403			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044174	Roof Replacement	11	04/13/2022

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0580/0077	12/01/1985	WD	Q	I		29,300	
GRANTOR:							
GRANTEE:							
0571/0495	8/01/1985	WD	Q	V		3,500	
GRANTOR:							
GRANTEE:							

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W29 USP= N3 W7 S3 E7\$ W7 S28 FEP= S8 E14 N8 W14\$ E14
FEP= S8 E22 N8 W22 \$ E22 N28\$ USP= N10 W36 S7 E7 S3 E29\$.