

GRECIAN JULIA E
202 SE CEDAR LOOP
LAKE CITY, FL 32025

2026

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 2											
ELEMENT	CD	19	COMMON BRK 90	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	STANDARD															
Exterior Wall	32	HARDIE BRD 10	1	SINGLE FAM	100%	- 2022	Heated Area: 1414	HX Base Yr 2022	0100	01	1,425	132.7040	148.63	211,798	1979	2017	0	0	0	8.00	92.00	Tax Group: 3 Tax Dist:									
Roof Structur	08	IRREGULAR 100																				BUILDING MARKET VALUE 194,854									
Roof Cover	14	PREFIN MT 100																				TOTAL MARKET OB/XF VALUE 13,400									
Interior Wall	05	DRYWALL 100																				TOTAL LAND VALUE - MARKET 15,000									
Interior Floo	13	LAM/VNLPLK 100																				TOTAL MARKET VALUE 223,254									
Air Condition	03	CENTRAL 100																				SOH/AGL Deduction 23,814									
Heating Type	04	AIR DUCTED 100																				ASSESSED VALUE 199,440									
Bedrooms		3 100																				TOTAL EXEMPTION VALUE HX HB 50,722									
Bathrooms		2 100																				BASE TAXABLE VALUE 148,718									
Frame	01	NONE 100																				TOTAL JUST VALUE 223,254									
Stories	1.	1. 100																				NCON VALUE 0									
Architectual	05	CONV 100																				INCOME VALUE									
Units		0 100																				PREVIOUS YEAR MKT VALUE 225,672									
Condition Adj	03	03 100																													
Kitchen Adjus	01	01 100																													
Quality 05 05																															
DOR CODE 0100 SINGLE FAMILY																															
MAP NUM										MKT AREA										02											
NEIGHBORHOOD/LOC 22417.020										1.00/																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
BAS	96	100		96	13,127																										
BAS	228	100		228	31,177																										
BAS	1,090	100		1,090	149,046																										
FOP	36	30		11	1,504																										
TOTALS 1,450										1,425 194,854																					
EXTRA FEATURES										202 SE CEDAR LOOP, LAKE CITY																					
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	0 100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	3,000																
2	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300																
3	0080	DECKING	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300																
4	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000																
5	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	100																
6	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	500																
7	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500																
8	0261	PRCH, UOP	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500																
9	0060	CARPORT F	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500																
10	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000																
LAND DESCRIPTION										TOTAL OB/XF 8,700																					
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							
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000														

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