

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	16	WD FR STUC 20
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

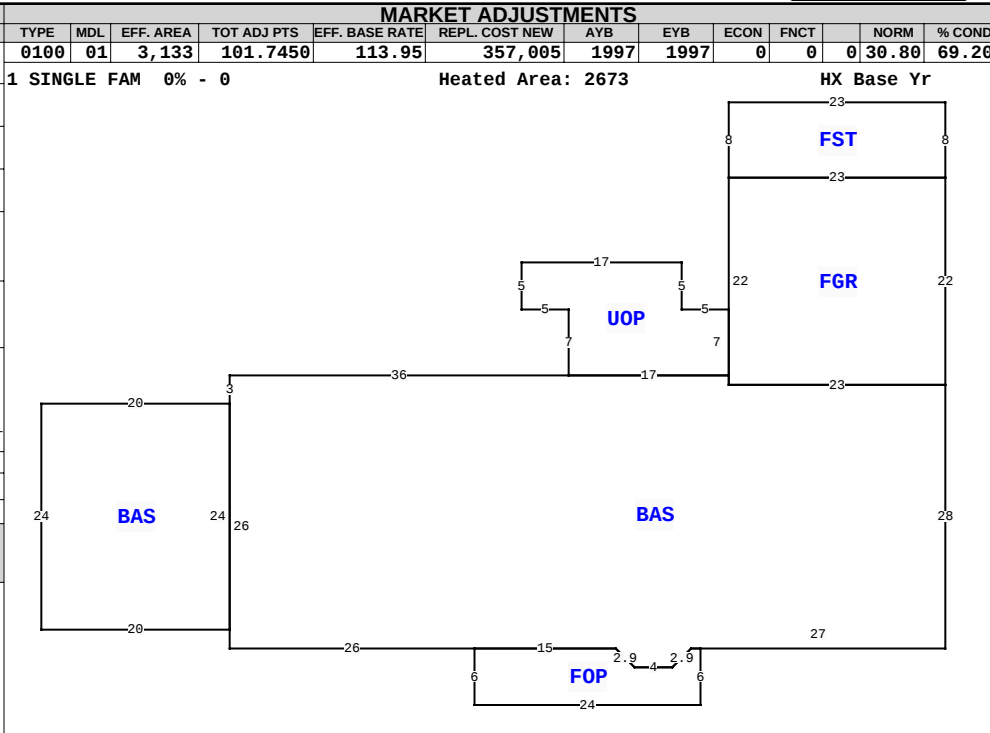
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA 06

NEIGHBORHOOD/LOC		27316.080	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	480	100		480	37,850
BAS	2,193	100		2,193	172,925
FGR	506	55		278	21,921
FOP	132	30		40	3,154
FST	184	55		101	7,964
UOP	204	20		41	3,233

TOTALS	3,699			3,133	247,047
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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	1,683.00	UT	1.50
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00
3	0280	POOL R/CON	0	0	18	35	630.00	UT	70.00
4	0210	GARAGE U	0	0	15	18	1.00	UT	800.00
5	0060	CARPORT F	0	0	15	14	1.00	UT	400.00
6	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00
7	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-2	0.00	0.00	1.50



290 NW CLUBVIEW CIR, LAKE CITY	BLD DATE	LGL DATE	04/03/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
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1	0100	C	SFR	0		RSF-2	0.00	0.00	1.50

COLUMBIA COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 2	Tax Dist:								
BUILDING MARKET VALUE	247,047								
TOTAL MARKET OB/XF VALUE	25,288								
TOTAL LAND VALUE - MARKET	27,000								
TOTAL MARKET VALUE	299,335								
SOH/AGL Deduction	0								
ASSESSED VALUE	299,335								
TOTAL EXEMPTION VALUE	0								
BASE TAXABLE VALUE	299,335								
TOTAL JUST VALUE	299,335								
NCON VALUE	0								
INCOME VALUE	0								
PREVIOUS YEAR MKT VALUE	305,027								

SALE:2:1: LOT 3 & S1/2 LOT 4 BLOCK 1 CLUB VIEW PAR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22030	POOL	185	06/30/2004
12752	SFR	340	07/09/1997

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1343/1404	8/28/2017	WD	U	I	12	149,000	
GRANTOR: FIRST FEDERAL BANK OF							
GRANTEE: MALCOLM & NOLETA S							
1322/0001	9/13/2016	CT	U	I	18	100	
GRANTOR: CLERK OF COURT (JOSEP							
GRANTEE: FIRST FEDERAL BANK							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W36 S3 BAS= W20 S24 E20 N24\$ S26 E26 FOP= S6E24 N6 W1 D2 L2 W4 L2 U2 W15\$ E15 D2 R2 E4 R2 U2 E27 N28 FGR= N22 FST= N8 W23 S8 E23\$W23 S22 E23\$ W23 N1 UOP= N7 W5 N5 W17 S5 E5 S7 E17\$ W17\$.									