

THOMAS RUBEN HOWARD/THOMAS PATRICIA ANN
318 NE REGISTER LN
LAKE CITY, FL 32055-5250

28-1S-17-04577-000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT		CD	CONSTRUCTION							TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																				
Exterior Wall		08	WD OR PLY 100							0100	01	980	74.9736	83.97	82,291	1947	1947		0		0	35.00	65.00	VALUATION BY					STANDARD														
Roof Structure		03	GABLE/HIP 100							1 SINGLE FAM 0% - 0														Heated Area: 836					HX Base Yr					Tax Group: 3					Tax Dist:				
Roof Cover		05	COMP SHNGL 100							12 16 16 12 10 38 38 20 18 8 8 18 2 UST BAS FSP <td colspan="5">BUILDING MARKET VALUE</td> <td colspan="5">174,756</td>														BUILDING MARKET VALUE					174,756														
Interior Wall		05	DRYWALL 100																					TOTAL MARKET OB/XF VALUE					4,262														
Interior Floor		09	PINE WOOD 100																					TOTAL LAND VALUE - MARKET					232,400														
Air Condition		02	WINDOW 100																					TOTAL MARKET VALUE					202,700														
Heating Type		02	CONVECTION 100																					SOH/AGL Deduction					2,013														
Bedrooms			3 100																					ASSESSED VALUE					200,687														
Bathrooms			1 100																					TOTAL EXEMPTION VALUE					0														
Frame Stories		01	NONE 100																					BASE TAXABLE VALUE					200,687														
		1.	1. 100																					TOTAL JUST VALUE					411,418														
Architectual Units		05	CONV 100																					NCON VALUE					0														
Condition Adj		02	02 100							INCOME VALUE																																	
Kitchen Adjus		01	01 100							PREVIOUS YEAR MKT VALUE					411,418																												
Quality		03	03																																								
DOR CODE		5000IMPROVED AG																																									
MAP NUM							MKT AREA		03																																		
NEIGHBORHOOD/LOC		28117.00 1.00/																																									
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																						
BAS	836	100		836	45,629																																						
FSP	144	40		58	3,166																																						
UST	192	45		86	4,694																																						
TOTALS		1,172		980	53,489	360 NE REGISTER LN, LAKE CITY										BLD DATE				LGL DATE		04/14/2025		MLU																			
EXTRA FEATURES												XF DATE				LAND 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	0070	CARPORT UF	0	0 14 22	308.00	UT	1.50	1.50	100	0	0	3	100	462																													
2	0296	SHED METAL	0	0 8 10	1.00	UT	200.00	200.00	25	0	0	3	25	50																													
3	0011	BARN,BLK A	0	0 20 60	1.00	UT	0.00	0.00	100	0	0	3	100	600																													
4	0296	SHED METAL	0	0 10 10	1.00	UT	300.00	300.00	50	0	0	3	50	150																													
5	0070	CARPORT UF	0	0 20 24	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000																													
6	0296	SHED METAL	0	0 12 12	1.00	UT	0.00	0.00	100	1993	1993	3	100	300																													
7	0166	CONC,PAVMT	0	0 20 80	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000																													
8	0120	CLFENCE 4	0	0 0 0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500																													
9	0261	PRCH, UOP	0	0 0 0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50																													
10	0252	LEAN-TO W/	0	0 0 0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50																													
LAND DESCRIPTION										TOTAL OB/XF										4,162																							
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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	2,800.00	2,800.00	2,800																										
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	42.00	AC		1.00	1.00	1.00	281.00	281.00	11,802																										
3	5700	A	TIMBER 4	0		A-1	0.00	0.00	40.00	AC		1.00	1.00	1.00	227.00	227.00	9,080																										
4	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	82.00	AC		1.00	1.00	1.00	2,800.00	2,800.00	229,600																										
REVIEW DATE		07/20/2015		BY	DF	Total Acres: 83.00			Total Land Value: 23,682			Market: 229,600			Agricultural: 20,882			Common: 2,800			PRINTED 10/28/2025 BY SYS																						

[illegible]