



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		0 100
Stories	1.	1. 100
Units		3 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0300	MULTI-FAM 10+
MAP NUM		MKT AREA 06

NEIGHBORHOOD/LOC	34316.020	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	768	100		768	53,615
BAS	768	100		768	53,615
BAS	832	100		832	58,084
FOP	104	30		31	2,164
PTO	54	5		3	209
PTO	72	5		4	279
PTO	72	5		4	279

TOTALS	2,670			2,410	168,247
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0300	C	MULTI-FAM	0		RMF-2	0.00	0.00	2.00	LT	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2800	03	2,410	105.9760	90.08	217,093	1990	2010	0	0	0	22.50	77.50	
1 TRI/QUAD 0% - 0 Heated Area: 2368 HX Base Yr													
BLD DATE: 04/03/2025 MLU													
XF DATE: 04/03/2025 MLU													
INC DATE: 04/03/2025 MLU													

TOTAL OB/XF													
4,000													

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		672,988	
TOTAL MARKET OB/XF VALUE		4,000	
TOTAL LAND VALUE - MARKET		70,000	
TOTAL MARKET VALUE		746,988	
SOH/AGL Deduction		198,409	
ASSESSED VALUE		548,579	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		548,579	
TOTAL JUST VALUE		746,988	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		760,012	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045670	Roof Replacement	13,400	10/12/2022

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0984/1387	5/29/2003	WD	Q	I	05	207,300	
GRANTOR: SANTA FE VENTURES LTD							
GRANTEE: YUCO PROPERTIES LLC							
0795/2162	9/15/1994	WD	U	I	34	260,000	
GRANTOR: SUWANNEE VALLEY PROPE							
GRANTEE: SANTA FE VENTURES L							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W24BAS= N4 W6 PTO= N6W9 S6 E9\$ W20 S4 BAS= W24 S23PTO= W8 S9 E8 N9\$ S9 E24 N32\$S28 FOP= S4 E26 N4 W26\$ E26 N28\$ S32 E24 PTO= E8 N9 W8 S9\$ N32\$.											

YUCO PROPERTIES LLC
385 SW ARLINGTON BLVD
LAKE CITY, FL 32025

34-3S-16-02484-027

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