

**CITY OF LAKE CITY/USDA FOREST SERVICE**  
USDA FOREST SERVICE, 1720 PEACHTREE ROAD NW  
ATLANTA, GA 30309

35-3S-17-07322-006

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

12MSNRY STUC 100  
09RIDGE FRME 100  
12MODULAR MT 100  
05DRYWALL 100  
08SHT VINYL 50  
14CARPET 50  
02F.NOT SUS 100  
03CENTRAL 100  
04AIR DUCTED 100  
18 100  
03MASONRY 100  
  
9 100  
10 100  
1. 1. 100  
0 100  
03 03 100  
  
07 07  
8900MUNICIPAL IMP-EX  
MAP NUMMKT AREA06  
NEIGHBORHOOD/LOC35317.001.00/  
AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE  
BAS2,8351002,835210,886

TOTALS2,8352,835210,886

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

4900042,835127.246194.16266,9442006200600021.0079.00

1 OFFICE LOW 0% - 0Heated Area: 2835HX Base Yr

BAS

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE275,517  
TOTAL MARKET OB/XF VALUE137,648  
TOTAL LAND VALUE - MARKET94,570  
TOTAL MARKET VALUE507,735  
SOH/AGL Deduction0  
ASSESSED VALUE507,735  
TOTAL EXEMPTION VALUE04507,735  
BASE TAXABLE VALUE0  
TOTAL JUST VALUE507,735  
NCON VALUE0  
INCOME VALUE  
PREVIOUS YEAR MKT VALUE514,711

SALES DATA

OFF RECORD NUMBERDATETYPE INSTQ / V / IRSN CD SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W63 S45 E63 N45\$.

LAND DESCRIPTION

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

18900CMUNICIPAL00.000.0013.51AC1.001.001.007,000.007,000.0094,570

EXTRA FEATURES

475 SE COUNTY ROAD 245 , LAKE CITY

BLD DATE06/06/2006CP  
XF DATE06/06/2006CP  
INC DATE  
LGL DATE  
LAND DATE  
AG DATE04/09/2025MLU

LNOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10260PAVEMENT-A000039,275.00UT1.501.5010020062006310058,913

20166CONC, PAVMT000018,218.00UT2.502.5010020062006310045,545

39946Well00001.00UT4,000.004,000.0010031004,000

40150CLFENCE 800001,910.00UT9.009.0010020062006310017,190

50253LIGHTING00008.00UT1,500.001,500.0010020062006310012,000

TOTAL OB/XF137,648

REVIEW DATE03/22/2023BY CPTotal Acres: 13.51Total Land Value: 94,570Market: 0Agricultural: 0Common: 94,570PRINTED 11/18/2025 BY SYS

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