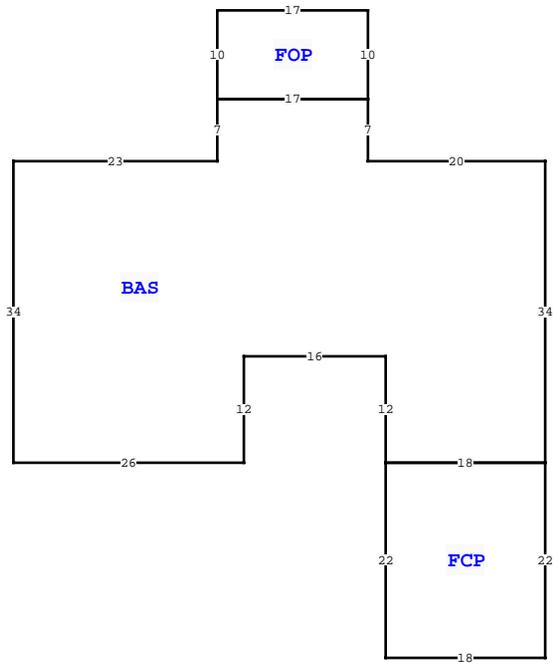


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	80
Exterior Wall	06	BD/BATTEN	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	5417.0600	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,967	100	
FCP	396	25	
FOP	170	30	
TOTALS	2,533		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 1996								
Heated Area: 1967						HX Base Yr 1996					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		173,933	
TOTAL MARKET OB/XF VALUE		15,786	
TOTAL LAND VALUE - MARKET		19,680	
TOTAL MARKET VALUE		209,399	
SOH/AGL Deduction		106,091	
ASSESSED VALUE		103,308	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		51,897	
TOTAL JUST VALUE		209,399	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		206,358	
SALE:1:1: LOT 14 BLOCK 3 FOREST HILLS UNIT 1			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0814/0553	11/29/1995	WD	Q	I		67,000
GRANTOR: GWENDOLYN ABELL						
GRANTEE: DENNIS Y & LAURI P						
0671/0654	12/28/1988	WD	Q	I		64,000
GRANTOR: KALB WALTER &						
GRANTEE: ABELL JAMES E &						

EXTRA FEATURES		906 SE DIVISION AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0.00
2	0258	PATIO	0.00
3	0280	POOL R/CON	70.00
4	0120	CLFENCE 4	0.00
5	0294	SHED WOOD/	0.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/27/2022		MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W20 N7 FOP= N10 W17 S10E17S W17 S7 W23 S34 E26 N12 E16 S12 FCP= S22 E18 N22 W18E18 N34S.											

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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-	280.00	246.00	19,680.00	SF		1.00	1.00	1.00	1.00	1.00	19,680							