

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	01	MINIMUM	100
Interior Floo	03	CONC FINSH	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	02	02	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	29317.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	600	100	
UST	40	45	
TOTALS	640		618 26,550

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 2026									Heated Area: 600 HX Base Yr	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			26,550
TOTAL MARKET OB/XF VALUE			50
TOTAL LAND VALUE - MARKET			1,156
TOTAL MARKET VALUE			27,756
SOH/AGL Deduction			0
ASSESSED VALUE			27,756
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			27,756
TOTAL JUST VALUE			27,756
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			27,756

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1547/1521	8/21/2025	QC	U	I	11	100
GRANTOR: TWENTYEIGHT FOURTEEN						
GRANTEE: WARREN MICHAEL						
1441/2117	6/01/2021	WD	Q	I	01	23,100
GRANTOR: CARTER GREGORY						
GRANTEE: TWENTYEIGHT FOURTEE						

EXTRA FEATURES																
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	0166	CONC,PAVMT	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	

BLD DATE			LGL DATE		
XF DATE			LAND DATE		
INC DATE			AG DATE		
553 NE FAIRVIEW ST, LAKE CITY					

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W4 UST= N4 W10 S4 E10\$ W26 S20 E30 N20\$.									

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	0		*RSF-	350.00	46.00	2,312.50	SF		1.00	1.00	1.00	0.50	0.50	1,156							