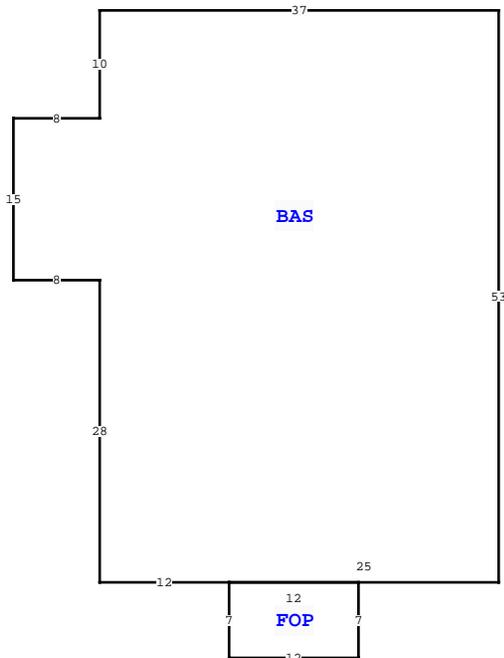




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	03	FORCED AIR	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	840317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,081	100	
FOP	84	30	
TOTALS	2,165		2,106 86,411

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
1	SINGLE FAM	0%	- 2026	91.18	192,025	1915	1950	0	0	20	35.00	45.00	
Heated Area: 2081 HX Base Yr													



313 NW MADISON ST, LAKE CITY

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

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	0120	CLFENCE	4	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	86,411		
TOTAL MARKET OB/XF VALUE	400		
TOTAL LAND VALUE - MARKET	10,826		
TOTAL MARKET VALUE	97,637		
SOH/AGL Deduction	0		
ASSESSED VALUE	97,637		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	97,637		
TOTAL JUST VALUE	97,637		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	150,293		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0670		10,000	08/07/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1546/151	7/14/2025	WD Q	Q	I	01	107,200

GRANTOR: STLWFAR FOUNDATION CO
GRANTEE: CARLUCCI NICHOLAS D
1510/1585 3/18/2024 WD U I 11 100
GRANTOR: STLWFAR, LLC
GRANTEE: STLWFAR FOUNDATION

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W37 S10 W8 S15 E8 S28 E12 FOP= S7 E12 N7 W12\$E25 N53\$.

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			0.00	0.00	5,698.00	SF		1.00	1.00	1.00	0.95	0.95	5,413							
2	0000	C	VAC RES	0			0.00	0.00	5,698.00	SF		1.00	1.00	1.00	0.95	0.95	5,413							