



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	03	PLASTER	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	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	01	01	100
Kitchen Adjus	01	01	100
Quality	01	01	
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	1,324	100	
FSP	112	40	
UOP	336	20	
TOTALS	1,772		
			1,436
			19,153

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,436	58.5000	66.69	95,767	1910	1940	0	0	50	35.00	20.00

1 SINGLE FAM 0% - 2024 Heated Area: 1324 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			19,153
TOTAL MARKET OB/XF VALUE			370
TOTAL LAND VALUE - MARKET			10,800
TOTAL MARKET VALUE			30,323
SOH/AGL Deduction			0
ASSESSED VALUE			30,323
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			30,323
TOTAL JUST VALUE			30,323
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			29,987

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047359	Roof Replacement	6,600	06/01/2023
000046980	Electrical Servic	0	04/17/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1485/1734	2/28/2023	WD	U	I	37	25,000

GRANTOR: ELLOR GAY E
 GRANTEE: FLORIDA FIRST COAST
 1478/217 10/26/2022 QC U I 11 100
 GRANTOR: CITY OF LAKE CITY
 GRANTEE: ELLOR GAY E

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

BUILDING NOTES	
818 SW LAUREL LN, LAKE CITY	

BUILDING DIMENSIONS	
BAS= W12 S8 W8 S2 W16 S23 E3 S16 E9 FSP= E16 N7 W16 S7\$ N7E24 N16 UOP= E14 N24 W14 S24\$N26\$.	

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
1	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	0	0
2	0120	CLFENCE 4	0	0	0	1.00	UT	0.00	0.00	100	1993	1993

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	300.00	125.00	12,632.00	SF		1.00	1.00	0.90	0.95	0.86	10,800								