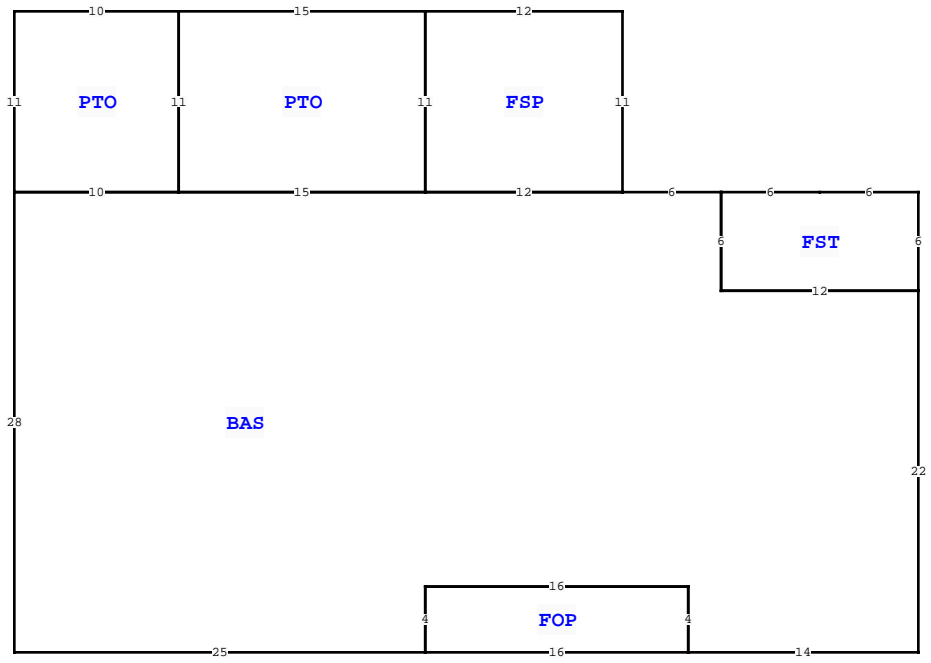




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	15 HARDTILE 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	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

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%	- 2018								
Heated Area: 1404						HX Base Yr 2018					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	127,499
FOP	64	30		19	1,725
FSP	132	40		53	4,813
FST	72	55		40	3,632
PTO	110	5		6	545
PTO	165	5		8	727
TOTALS	1,947			1,530	138,941

369 SW MCFARLANE AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026
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	0166	CONC,PAVMT	0	100	0	0			0.00	100	0	0	3	100	1,000	

TOTAL OB/XF 1,000

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	200.00	125.00	12,500.00	SF		1.00	1.00	0.70	1.25	0.88	10,938							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		138,941	
TOTAL MARKET OB/XF VALUE		1,000	
TOTAL LAND VALUE - MARKET		10,938	
TOTAL MARKET VALUE		150,879	
SOH/AGL Deduction		81,415	
ASSESSED VALUE		69,464	
TOTAL EXEMPTION VALUE	WX HX HB DX SX	69,464	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		150,879	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		148,253	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046515	Solar Power Syste	50,970	02/14/2023
000044091	Roof Replacement	16,516	04/04/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1342/2470	8/17/2017	WD	U	I	12	93,500
GRANTOR: CAMPUS USA CREDIT UNI						
GRANTEE: THOMAS D & KATHY L						
1341/1152	7/12/2017	CT	U	I	18	100
GRANTOR: CLERK OF COURT (DASIL)						
GRANTEE: CAMPUS USA CREDIT U						

BUILDING NOTES

BUILDING DIMENSIONS
FST= W6 BAS= W6 FSP= N11 W12 S11 E12\$ W12 PTO= N11 W15 S11 E15\$ W15 PTO= N11 W10 S11 E10\$ W10S28 E25 FOP= E16 N4 W16 S4\$ N4 E16 S4 E14 N22 W12 N6\$ S6 E12 N6 W6\$.