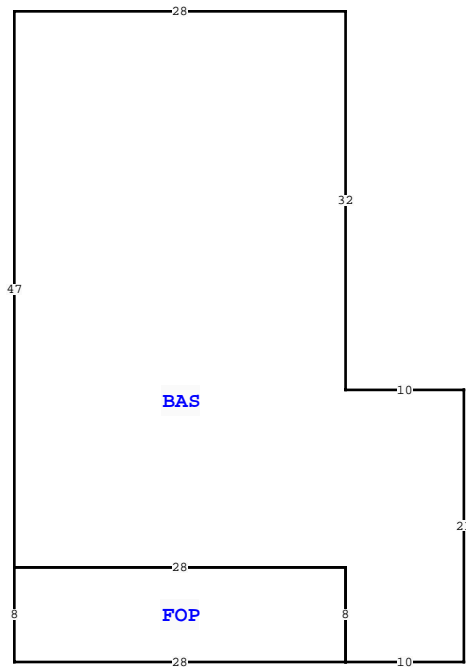


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	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	850317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,546	100	
FOP	224	30	
TOTALS	1,770		
		1,613	93,186

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: 1546	
												HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		93,186	
TOTAL MARKET OB/XF VALUE		300	
TOTAL LAND VALUE - MARKET		9,417	
TOTAL MARKET VALUE		102,903	
SOH/AGL Deduction		0	
ASSESSED VALUE		102,903	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		102,903	
TOTAL JUST VALUE		102,903	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		102,903	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
216	MAINT/ALTR	50	06/05/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1536/2206	3/25/2025	QC	U	I	11	100
GRANTOR: WOO JAMES KIN BOR						
GRANTEE: 235 COLUMBIA REALTY						
0829/1277	10/11/1996	WD	Q	I		42,000
GRANTOR: MOREAU, ETAL						
GRANTEE: JAMES KIN BOR WOO						

EXTRA FEATURES		235 SW COLUMBIA AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0130	CLFENCE 5	0.00
2	0166	CONC, PAVMT	0.00

TOTAL OB/XF														300	
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	0130	CLFENCE 5	0	0	1.00	UT	0.00	0.00	100	1996	1996	3	100	200	
2	0166	CONC, PAVMT	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W28 S47 FOP= S8 E28 N8W28\$ E28 S8 E10 N23 W10 N32\$.	

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		*RO	52.00	102.00	5,381.00	SF		1.00	1.00	1.00	1.75	1.75	9,417							