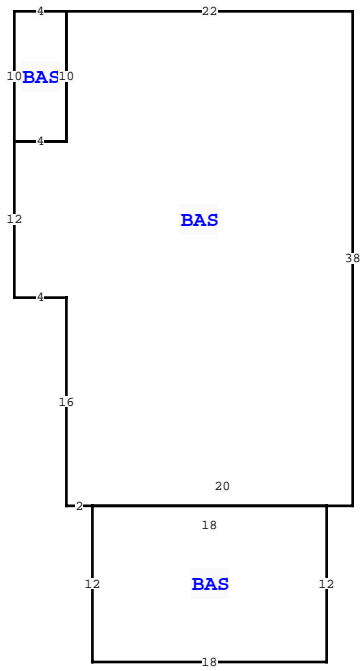


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,140	110.6700	123.95	141,303	1929	1929	10	0	0	35.00	55.00		
1 SINGLE FAM 100% - 2026 Heated Area: 1140 HX Base Yr 2026														



Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 07			
NEIGHBORHOOD/LOC	860317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	40	100		40	2,727
BAS	216	100		216	14,725
BAS	884	100		884	60,265
TOTALS	1,140			1,140	77,717

214 NE ANDERSON TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	77,717		
TOTAL MARKET OB/XF VALUE	787		
TOTAL LAND VALUE - MARKET	9,000		
TOTAL MARKET VALUE	87,504		
SOH/AGL Deduction	0		
ASSESSED VALUE	87,504		
TOTAL EXEMPTION VALUE	HX HB SX 87,504		
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	87,504		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	64,499		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1030	MAINT/ALTR	0	12/09/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1541/645	5/27/2025	WD Q	Q	I	01	129,900
GRANTOR: PERRY GAYNAIR ALDAN J						
GRANTEE: BRANDT BRUCE W						
1284/1395	11/12/2014	QC U	I	11		100
GRANTOR: KENNETH R PEAVEY						
GRANTEE: GAYNAIR ALDAN PERRY						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W22 BAS= W4 S10 E4 N10S10 W4 S12 E4 S16 E2 BAS= S12 E18 N12 W18S E20 N38S.	

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		916.00	UT	1.50				687	
2	0169	FENCE/WOOD	0	100	0	0		1.00	UT	0.00				100	

LAND DESCRIPTION										TOTAL OB/XF										787				
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	120.00	100.00	12,000.00	SF		1.00	1.00	1.00	0.75	0.75	9,000							