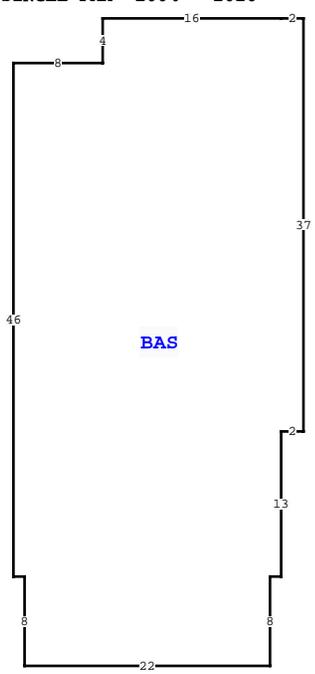


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	09	PINE WOOD	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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	07
NEIGHBORHOOD/LOC	860317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,418	100	
TOTALS	1,418		

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%	- 2026		160,844	1930	1930	10	0	35.00	55.00
					Heated Area: 1418	HX Base Yr 2026					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			88,464
TOTAL MARKET OB/XF VALUE			1,000
TOTAL LAND VALUE - MARKET			17,100
TOTAL MARKET VALUE			106,564
SOH/AGL Deduction			0
ASSESSED VALUE			106,564
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			55,153
TOTAL JUST VALUE			106,564
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			87,628

PERMIT NUM	DESCRIPTION	AMT	ISSUED
331	REMODEL	25	07/31/2013
422	ADDN SFR	50	11/26/2007
273	ADDN SFR	100	07/26/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1556/1088	12/12/2025	WD	Q	I	01	125,000
GRANTOR: MCCRANIE LANDS I, LLC						
GRANTEE: SPROUSE LYLE B						
1304/1414	11/12/2015	WD	U	I	11	100
GRANTOR: JULIAN H MCCRANIE JR						
GRANTEE: MCCRANIE LANDS I, L						

EXTRA FEATURES		268 NE ANDERSON TER, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0120	CLFENCE 4	0.00
2	0210	GARAGE U	0.00

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W16 S4 W8 S46 E1 S8 E22 N8 E1 N13 E2 N37 W2S.	

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-	139.00	120.00	22,800.00	SF		1.00	1.00	1.00	0.75	0.75	17,100							