

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	05	ASPH TILE 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
ArchitECTUAL	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2024		96.60	135,916	1953	1953	0	0	35.00	65.00

Heated Area: 1275 HX Base Yr 2024

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		88,345	
TOTAL MARKET OB/XF VALUE		80	
TOTAL LAND VALUE - MARKET		7,547	
TOTAL MARKET VALUE		95,972	
SOH/AGL Deduction		20,051	
ASSESSED VALUE		75,921	
TOTAL EXEMPTION VALUE	HX HB	50,921	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		95,972	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		95,972	

Quality	04	04			
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	1,275	100		1,275	80,057
PTO	252	5		13	816
UCP	270	20		54	3,390
UST	144	45		65	4,081
TOTALS	1,941			1,407	88,345

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/1252	5/02/2023	WD	Q	I	01	97,000
GRANTOR: HUDSON W KEITH						
GRANTEE: CORDERO DANIELA M						
1190/2730	3/17/2010	WD	U	I	12	22,500
GRANTOR: AURORA LOAN SERVICES						
GRANTEE: W KEITH HUDSON						

974 SE BROCK GLN, LAKE CITY

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

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	80	

BUILDING NOTES	

BUILDING DIMENSIONS
BAS= W17 PTO= N6 W14 S18 E14N12S S12 W14 N12 UST= N12 W12S12 E12S W12 S29 UCP= S18 E15N18 W15S E15 S7 E28 N36S.

LAND DESCRIPTION		TOTAL OB/XF														80								
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-	372.00	111.00	7,944.00	SF		1.00	1.00	1.00	0.95	0.95	7,547							