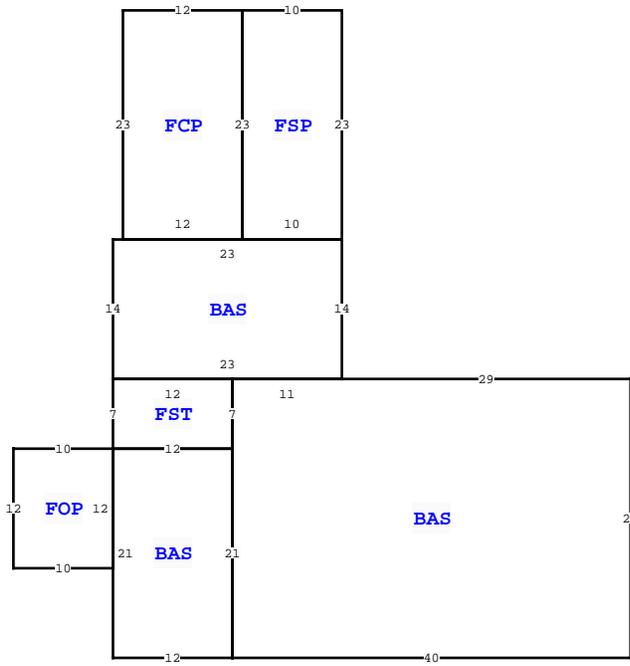


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		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			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	32317.090	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	252	100		252	17,317
BAS	322	100		322	22,127
BAS	1,120	100		1,120	76,963
FCP	276	25		69	4,742
FOP	120	30		36	2,474
FSP	230	40		92	6,322
FST	84	55		46	3,161
TOTALS	2,404			1,937	133,105

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% - 2020		124.94	242,009	1978	1978	10	0	35.00	55.00
Heated Area: 1694 HX Base Yr 2020											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		133,105
TOTAL MARKET OB/XF VALUE		1,100
TOTAL LAND VALUE - MARKET		3,675
TOTAL MARKET VALUE		137,880
SOH/AGL Deduction		43,230
ASSESSED VALUE		94,650
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		43,239
TOTAL JUST VALUE		137,880
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		137,880

PERMIT NUM	DESCRIPTION	AMT	ISSUED
508	MAINT/ALTR	50	10/29/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1388/1884	7/10/2019	WD	U	I	12	51,312
GRANTOR: MORTGAGE EQUITY CONVE						
GRANTEE: LEONARD EUGENE TUNS						
1377/0344	1/09/2019	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: MORTGAGE EQUITY CON						

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	UT	0.00	0.00	100	0	0	3	100	800	
2	0296	SHED METAL	0	100	8	10	UT	5.00	5.00	25	1993	1993	3	25	100	
3	0296	SHED METAL	0	100	8	10	UT	0.00	0.00	100	1993	1993	3	100	200	

265 NE PATTERSON AVE, LAKE CITY

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W29 BAS= N14 FSP= N23 W10 FCP= W12 S23 E12 N23\$ S23 E10\$ W23 S14 E23\$ W11 FST= W12 S7 E12 N7 \$ S7 BAS= W12 FOP= W10 S12 E10 N12\$ S21 E12 N21\$ S21 E40 N28\$.	

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-	370.00	105.00	7,350.00	SF		1.00	1.00	1.00	0.50	0.50	3,675							