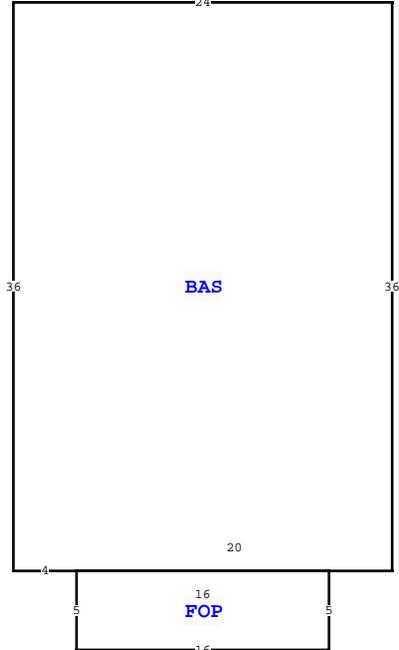




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	90
Exterior Wall	19	COMMON BRK	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	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
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	32317.180	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	864	100	
FOP	80	30	
TOTALS	944		888

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
3	SINGLE FAM	0%	- 2024								
Heated Area: 864						HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		74,964	
TOTAL MARKET OB/XF VALUE		1,699	
TOTAL LAND VALUE - MARKET		6,140	
TOTAL MARKET VALUE		82,803	
SOH/AGL Deduction		0	
ASSESSED VALUE		82,803	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		82,803	
TOTAL JUST VALUE		82,803	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		84,181	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1261	SFR	204	05/28/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1486/2522	3/21/2023	CT	U	I	18	46,300
GRANTOR: CLERK OF COURT						
GRANTEE: JNS PROPERTY HOLDIN						
0859/0008	5/15/1998	WD	Q	V		6,500
GRANTOR: JAMES R & LAVONNE COX						
GRANTEE: POYNTER						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	OB/XF VALUE
1	0166	CONC, PAVMT	399
2	0294	SHED WOOD/	200
3	0169	FENCE/WOOD	400
4	0060	CARPORT F	200
5	0060	CARPORT F	300
6	0261	PRCH, UOP	200
TOTALS			1,699

TOTAL OB/XF												1,699				
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	0	0	266.00	UT	1.50	1.50	100	1998	1998	3	100	399	
2	0294	SHED WOOD/	0	0	13	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0169	FENCE/WOOD	0	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	400	
4	0060	CARPORT F	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
5	0060	CARPORT F	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
6	0261	PRCH, UOP	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

BUILDING NOTES	
580 SE NASSAU ST, LAKE CITY	

BUILDING DIMENSIONS	
BAS= W24 S36 E4 FOP= S5 E16 N5 W16\$ E20 N36\$.	

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		*RSF-	355.00	94.00	2,585.00	SF		1.00	1.00	1.25	0.95	1.19	3,070							
2	0000	C	VAC RES	0		*RSF-	3 0.00	0.00	2,585.00	SF		1.00	1.00	1.25	0.95	1.19	3,070							