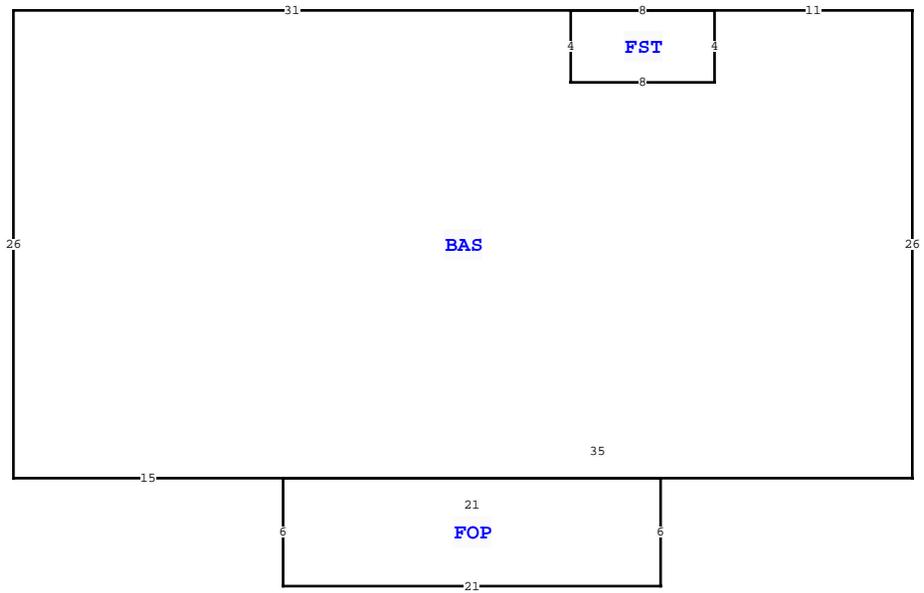


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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 07
NEIGHBORHOOD/LOC	870317.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,300	100
FOP	126	30
FST	32	55
TOTALS	1,458	

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%	- 1995								
Heated Area: 1300						HX Base Yr 1995					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			118,063
TOTAL MARKET OB/XF VALUE			2,000
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			138,563
SOH/AGL Deduction			54,379
ASSESSED VALUE			84,184
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			32,773
TOTAL JUST VALUE			138,563
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			136,492

LAND:1:1: 0.30 AC
 SALE:1:1: LOT 16 BLOCK 1 WOODLAND GROVE UNIT 1

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048500	Roof Replacement	9,500	10/25/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0791/1700	5/27/1994	WD Q	Q	I		58,300
GRANTOR: JAMES A & JILL M BATT						
GRANTEE: DAN L & CATHERINE S						
0606/0401	1/01/1987	WD Q	V			5,500
GRANTOR:						
GRANTEE:						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,300	100		1,300	113,188
FOP	126	30		38	3,309
FST	32	55		18	1,567
TOTALS	1,458			1,356	118,063

1201 SE MAGNOLIA LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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			0.00	100	0	0	3	100	1,000	
2	0296	SHED METAL	0	100	0	0			0.00	100	0	0	3	100	1,000	

BUILDING NOTES

BUILDING DIMENSIONS
 BAS= W31 S26 E15 FOP= S6 E21N6 W21\$ E35 N26 W11 FST= S4 W8 N4 E8\$ W8\$.

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		CI	70.00	95.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							