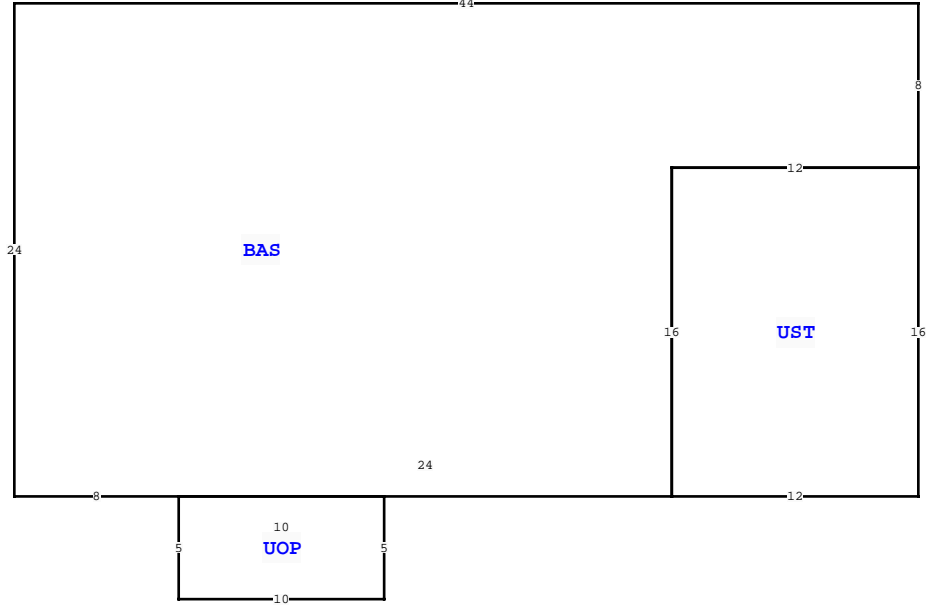


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	09	PINE WOOD 100	
Air Condition	02	WINDOW 100	
Heating Type	03	FORCED AIR 100	
Bedrooms		3 100	
Bathrooms		1 100	
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	

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%	- 2005		Heated Area: 864					HX Base Yr	2005		



Quality	05	05			
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	870317.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100		864	62,798
UOP	50	20		10	727
UST	192	45		86	6,251
TOTALS	1,106			960	69,776

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			69,776
TOTAL MARKET OB/XF VALUE			400
TOTAL LAND VALUE - MARKET			8,385
TOTAL MARKET VALUE			78,561
SOH/AGL Deduction			36,606
ASSESSED VALUE			41,955
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE			16,955
TOTAL JUST VALUE			78,561
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			75,486

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1031/1957	11/23/2004	WD	Q	I	06	8,900
GRANTOR: LYNWOOD CHRISTIE						
GRANTEE: PHILIP CHRISTIE						
1031/1958	11/22/2004	WD	Q	I	06	8,928
GRANTOR: RAMONA C CHRISTIE HYD						
GRANTEE: PHILIP H CHRISTIE						

716 SE CAMP ST, LAKE CITY  
 BLD DATE  
 XF DATE  
 INC DATE  
 LGL DATE  
 LAND DATE  
 AG DATE  
 05/12/2026 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W44 S24 E8 UOP= S5 E10 N5 W10\$ E24 UST= E12 N16 W12S16\$ N16 E12 N8\$.													

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-1	86.00	65.00	5,590.00	SF		1.00	1.00	1.00	1.50	1.50	8,385							