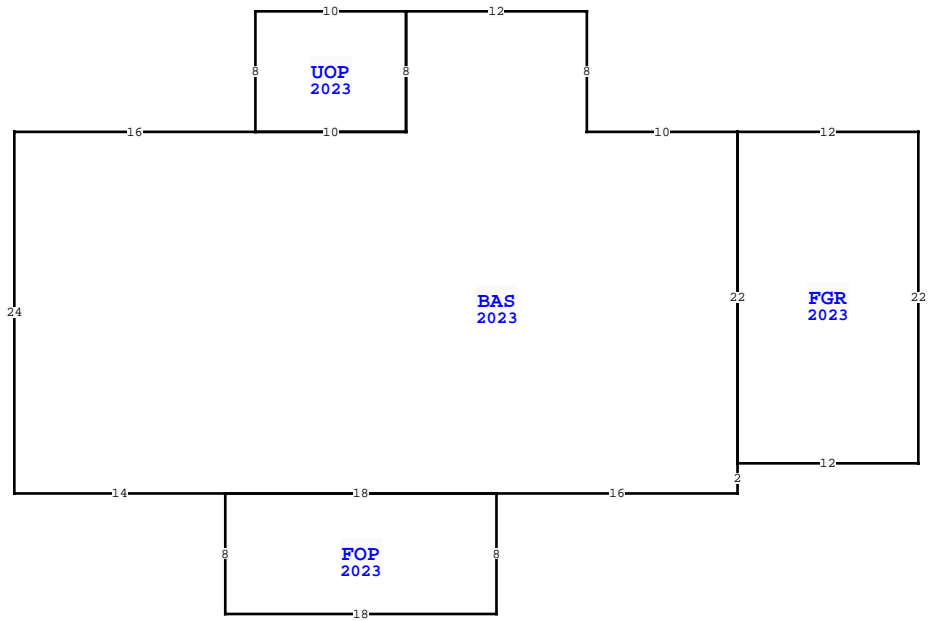




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Exterior Wall	00	N/A	0		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	06	06			
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	1,248	100	2023	1,248	148,051
FGR	264	55	2023	145	17,202
FOP	144	30	2023	43	5,101
UOP	80	20	2023	16	1,898
TOTALS	1,736			1,452	172,253

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%	- 2024								
					Heated Area: 1248						
						HX Base Yr 2024					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			172,253
TOTAL MARKET OB/XF VALUE			1,924
TOTAL LAND VALUE - MARKET			9,280
TOTAL MARKET VALUE			183,457
SOH/AGL Deduction			1,032
ASSESSED VALUE			182,425
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			131,014
TOTAL JUST VALUE			183,457
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			181,830

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2202000715	NEW SFR		04/01/2021
037	ADDN SFR	500	09/03/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1477/1258	10/14/2022	WD	Q	I	01	225,000
GRANTOR: CURRY SCOTT J						
GRANTEE: KEPHART SAMIAH						
1424/1947	11/19/2020	WD	Q	I	01	8,000
GRANTOR: JACQUI T NORMAN TRUST						
GRANTEE: SCOTT J CURRY						

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
2	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
3	0166	CONC, PAVMT	0	100	0	0	408.00	UT	3.00	3.00	100	2023	2022		100	1,224	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/12/2026	MLU

BUILDING NOTES	
661 SE PENNSYLVANIA ST, LAKE CITY	

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	75.00	83.00	6,187.00	SF		1.00	1.00	1.00	1.50	1.50	9,280							