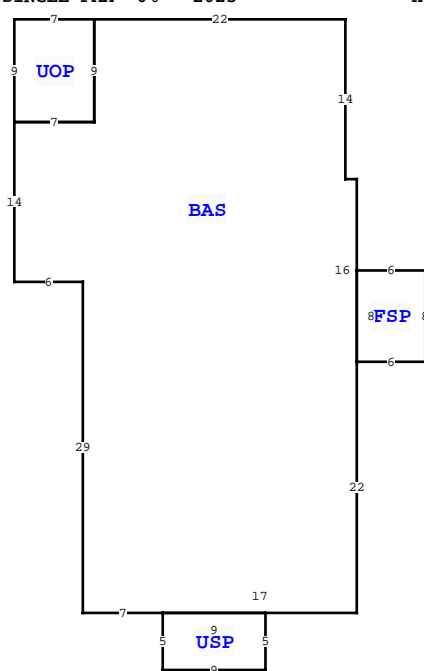


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	03	BELOW AVG.	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	70		
Interior Wall	02	WALL BD/WD	30		
Interior Floo	09	PINE WOOD	60		
Interior Floo	06	VINYL ASB	40		
Air Condition	02	WINDOW	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	02	02	100		
Kitchen Adjus	01	01	100		
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	1,309	100		1,309	65,022
FSP	48	40		19	944
UOP	63	20		13	645
USP	45	35		16	795
TOTALS	1,465			1,357	67,406

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,357	68.2344	76.42	103,702	1920	1920	0	0	35.00	65.00	
1 SINGLE FAM 0% - 2025 Heated Area: 1309 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1			Tax Dist:
BUILDING MARKET VALUE			67,406
TOTAL MARKET OB/XF VALUE			500
TOTAL LAND VALUE - MARKET			10,500
TOTAL MARKET VALUE			78,406
SOH/AGL Deduction			0
ASSESSED VALUE			78,406
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			78,406
TOTAL JUST VALUE			78,406
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			74,206

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1531/1299	12/12/2024	QC	U	I	11	100
GRANTOR: MCKELLUM DAVID LESTER						
GRANTEE: MCKELLUM LESTER						
1331/2068	2/21/2017	QC	U	I	11	100
GRANTOR: LESTER MCKELLUM						
GRANTEE: DAVID LESTER MCKELL						

EXTRA FEATURES		387 SE CHURCH AVE, LAKE CITY															
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	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	

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

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W22 UOP= W7 S9 E7 N9\$ S9 W7 S14 E6 S29 E7 USP= S5 E9 N5 W9\$ E17 N22 FSP= E6 N8W6 S8\$ N16 W1 N14 \$.

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		A-1	60.00	140.00	8,400.00	SF		1.00	1.00	1.00	1.25	1.25	10,500								