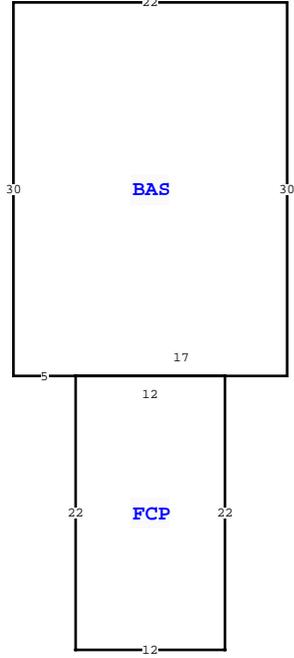




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	18	CEMENT BRK 90
Exterior Wall	08	WD OR PLY 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	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	870317.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	660	100
FCP	264	25
TOTALS	924	726

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	0		89,313	1973	1984	0	0	35.00	65.00	Heated Area: 660 HX Base Yr	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1			Tax Dist:
BUILDING MARKET VALUE			58,053
TOTAL MARKET OB/XF VALUE			100
TOTAL LAND VALUE - MARKET			9,000
TOTAL MARKET VALUE			67,153
SOH/AGL Deduction			0
ASSESSED VALUE			67,153
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			67,153
TOTAL JUST VALUE			67,153
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			62,534
BLDG:1:1: DEPRESSED AREA RENT LOW			
PERMIT NUM			
DESCRIPTION			
AMT			
ISSUED			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1300/1163	8/26/2015	WD	U	I	11	100
GRANTOR: DEUTSCHE BANK NATIONA						
GRANTEE: JERRY W & TARA O CO						
1284/1171	10/29/2014	CT	U	I	18	100
GRANTOR: CLERK OF COURT (TRAIL						
GRANTEE: DEUTSCHE BANK NATIO						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	660	100		660	52,775
FCP	264	25		66	5,277
TOTALS	924			726	58,053

434 SE MCCRAY AVE, LAKE CITY

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

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	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W22 S30 E5 FCP= S22 E12N22W12\$ E17 N30\$.													

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-2	0.00	0.00	7,200.00	SF		1.00	1.00	1.00	1.25	1.25	9,000							