

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floo	12	HARDWOOD	80
Interior Floo	14	CARPET	20
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	01	01	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%	- 2014	94.04	184,318	1976	1976	0	0	35.00	65.00

Heated Area: 1618 HX Base Yr 2014

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			119,807
TOTAL MARKET OB/XF VALUE			24,348
TOTAL LAND VALUE - MARKET			17,520
TOTAL MARKET VALUE			161,675
SOH/AGL Deduction			84,637
ASSESSED VALUE			77,038
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			25,627
TOTAL JUST VALUE			161,675
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			157,295

Quality		05 05			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		06			
NEIGHBORHOOD/LOC		870317.00 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,618	100		1,618	98,902
UGR	420	45		189	11,553
UOP	216	20		43	2,629
USP	315	35		110	6,724
TOTALS	2,569			1,960	119,807

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1807	ADDN SFR	30	05/25/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1432/2451	1/22/2021	QC	U	I	11	100
GRANTOR: HANSEN JENNA						
GRANTEE: HANSEN STEPHEN L						
1260/2555	8/28/2013	QC	U	I	16	31,500
GRANTOR: JOSEPH R & JOY D THOM						
GRANTEE: STEPHEN & JENNA HAN						

EXTRA FEATURES		387 SW WALL TER, 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0070	CARPORT UF	0	100	24	40	1.00	UT	0.00	100	0	0	3	100	1,000	
3	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	100	2000	2000	3	40	14,336	
4	0282	POOL ENCL	0	100	24	48	1,152.00	UT	15.00	100	2000	2000	3	40	6,912	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	1,200.00	100	2000	2000	3	50	600	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2011	2011	3	100	100	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2016	2016	3	100	200	

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W19 N4 W43 UGR= W15 S28E3 UOP= S18 E12 N18 W12\$ E12 N28\$ S28 E9 USP= S15 E21 N15 W21\$ E21 S7 E13 N14 E19 N17\$.	

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-2	0.00	0.00	29,200.00	SF		1.00	1.00	0.60	1.00	0.60	17,520									