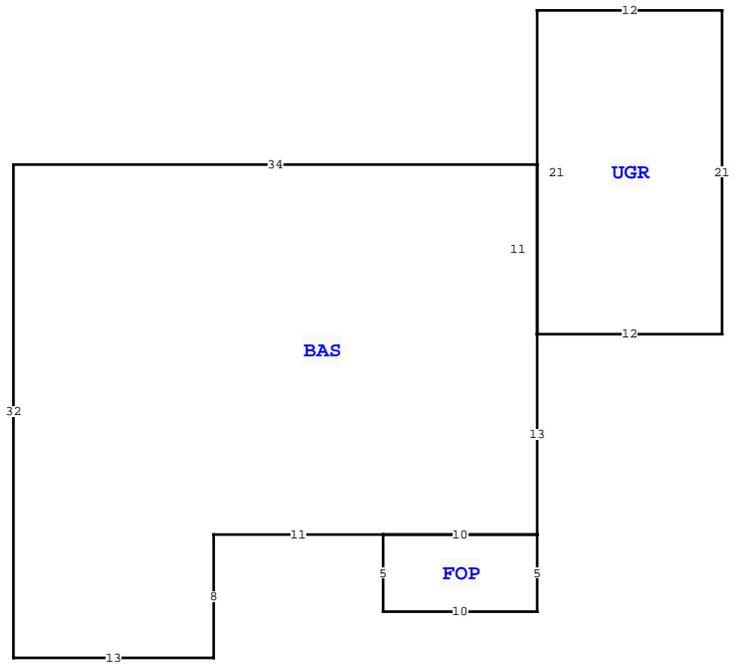




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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	32317.140	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	920	100	
FOP	50	30	
UGR	252	45	
TOTALS	1,222		1,048
			97,228

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,048	127.4400	142.73	149,581	1950	1953		0	0	35.00	65.00	
1 SINGLE FAM 0% - 2021 Heated Area: 920 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			97,228
TOTAL MARKET OB/XF VALUE			200
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			115,928
SOH/AGL Deduction			0
ASSESSED VALUE			115,928
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			115,928
TOTAL JUST VALUE			115,928
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			115,928

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1426/2003	12/17/2020	WD Q	Q	I	01	90,300
GRANTOR: CARVER FRANCES HARRIS						
GRANTEE: GUESS LYNNE						
1412/1325	5/29/2020	PB U	U	I	18	0
GRANTOR: CLERK OF COURT (MOLLY)						
GRANTEE: FRANCES HARRIS CARV						

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	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

TOTAL OB/XF										200						
867 SW EL PRADO AVE, LAKE CITY										BLD DATE		LGL DATE		04/21/2023	MLU	
										XF DATE		LAND DATE				
										INC DATE		AG DATE				

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W34 S32 E13 N8 E11 FOP= S5 E10 N5 W10\$ E10 N13 UGR= E12 N21 W12 S21\$ N11\$.									

LAND DESCRIPTION										TOTAL OB/XF										200					
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	2100.00	112.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500								