



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	03 BELOW AVG. 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 100
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	03 03 100
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	
0100	01	1,909	92.0700	104.96	200,369	1953	1970	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1684 HX Base Yr

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	130,240		
TOTAL MARKET OB/XF VALUE	900		
TOTAL LAND VALUE - MARKET	25,875		
TOTAL MARKET VALUE	157,015		
SOH/AGL Deduction	969		
ASSESSED VALUE	156,046		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	156,046		
TOTAL JUST VALUE	157,015		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	150,131		
SALE:2:1: LOT 17, BLK 7, LAKE VILLAS ADDITION #2-D			
SALE:1:1: LOT 17 BLOCK 7 LAKE VILLAS ADDITION #2			

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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,684	100		1,684	114,889
FGR	273	55		150	10,234
FOP	30	30		9	614
FST	120	55		66	4,503
TOTALS	2,107			1,909	130,240

527 SW ALAMO DR, LAKE CITY	BLD DATE	LGL DATE	04/14/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1150/0322	5/09/2008	WD Q	Q	I		103,500
GRANTOR: DWIGHT L & JEANNIE B						
GRANTEE: KERRY & MARIA SMITH						
0797/0387	10/21/1994	WD Q	Q	I		51,900
GRANTOR: RICHARD A & BENITA H						
GRANTEE: DWIGHT L & JEANNIE						

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	0296	SHED METAL	0	0	10	12	UT	5.00	5.00	100	1993	1993	3	100	600	
2	0120	CLFENCE	4	0	0	0	UT	0.00	0.00	100	1993	1993	3	100	300	

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W33 N24 W10 FST= W12 S10 E12 N10\$ S10 W12 FGR= N10 W13 S21 E13 N11\$ S36 E22 S2 E15 FOP= S5 E6 N5 W6\$ E18N24 \$.												

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	1.00	LT		1.00	1.00	1.15	22,500.00	25,875.00	25,875								