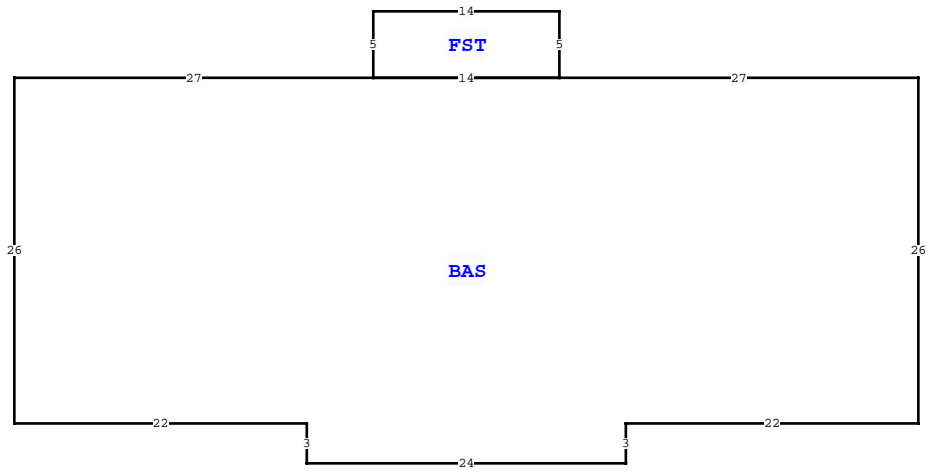


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Story Height		0 100
RMS		0 100
Stories	1.	1. 100
Units		2 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0800MULTI-FAM <10	
MAP NUM	MKT AREA	06
NEIGHBORHOOD/LOC	870317.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,840	100
FST	70	55
TOTALS	1,910	1,878
		98,642

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	DUPLEX	0%	- 2025									Heated Area: 1840	
HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 5
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			416,734
TOTAL MARKET OB/XF VALUE			9,500
TOTAL LAND VALUE - MARKET			74,250
TOTAL MARKET VALUE			500,484
SOH/AGL Deduction			1,306
ASSESSED VALUE			499,178
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			499,178
TOTAL JUST VALUE			500,484
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			453,798

SALE:3:1: WARREN APTS - LOTS 11, 12, 13 & 14  
SALE:2:1: TENNANTS IN COMMON

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20-0251	MAINT/ALTR	119	05/13/2020

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	
1510/1585	3/18/2024	WD	U	I	11	100	
GRANTOR: STLWFAR LLC							
GRANTEE: STLWFAR FOUNDATION							
1406/2800	2/28/2020	WD	Q	I	01	510,000	
GRANTOR: RIGSBY RENTALS INC							
GRANTEE: STLWFAR LLC							

EXTRA FEATURES						
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS
1	0166	CONC, PAVMT	0	0	0	1.00
2	0166	CONC, PAVMT	0	0	0	1.00
3	0166	CONC, PAVMT	0	0	0	1.00
4	0166	CONC, PAVMT	0	0	0	1.00
5	0166	CONC, PAVMT	0	0	0	1.00
6	0260	PAVEMENT-A	0	0	0	1.00

TOTAL OB/XF													
9,500													
BLD DATE		LGL DATE		05/12/2026	MLU								
XF DATE		LAND DATE											
INC DATE		AG DATE											

BUILDING NOTES													
812 SE CHURCH AVE, LAKE CITY													

BUILDING DIMENSIONS													
BAS= W27 FST= N5 W14 S5 E14\$W14W27 S26 E22 S3 E24 N3 E22 N26 \$.													

LAND DESCRIPTION																								
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	0300	C	MULTI-FAM	0		00	0.00	0.00	24,750.00	SF		1.00	1.00	1.50	2.00	3.00	74,250							







