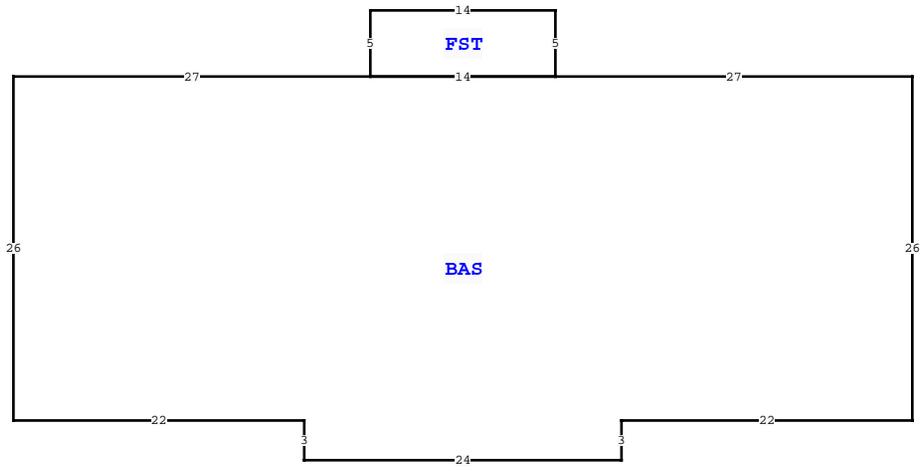


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	100
Frame	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	0800	MULTI-FAM	<10
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	870317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,840	100	
FST	70	55	
TOTALS	1,910		1,878 102,050

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		PAGE 1 of 5	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			431,132
TOTAL MARKET OB/XF VALUE			9,500
TOTAL LAND VALUE - MARKET			37,125
TOTAL MARKET VALUE			477,757
SOH/AGL Deduction			0
ASSESSED VALUE			477,757
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			477,757
TOTAL JUST VALUE			477,757
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		812 SE CHURCH AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP L W UNITS UT Adj R
1	0166	CONC, PAVMT	0 0 0 0 1.00 UT 0.00
2	0166	CONC, PAVMT	0 0 0 0 1.00 UT 0.00
3	0166	CONC, PAVMT	0 0 0 0 1.00 UT 0.00
4	0166	CONC, PAVMT	0 0 0 0 1.00 UT 0.00
5	0166	CONC, PAVMT	0 0 0 0 1.00 UT 0.00
6	0260	PAVEMENT-A	0 0 0 0 1.00 UT 0.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/27/2022	MLU	

BUILDING NOTES	

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

LAND DESCRIPTION				TOTAL OB/XF												9,500								
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	1.00	1.50	37,125							

