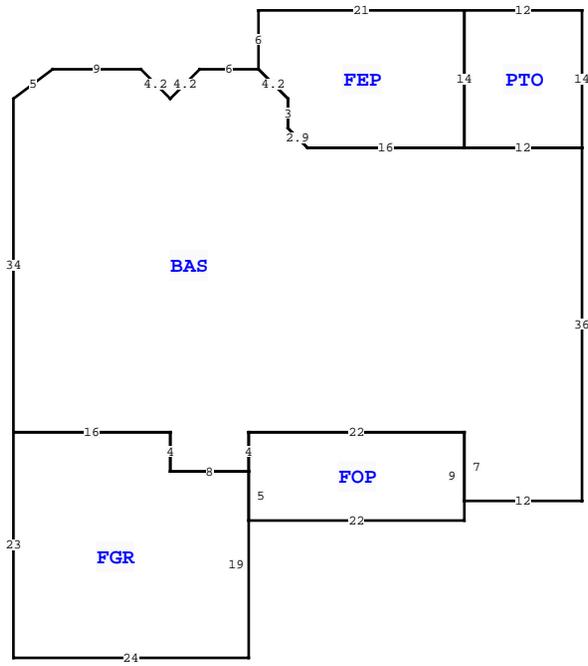




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	5000	IMPROVED	AG
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	1316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,005	100	
FEP	273	80	
FGR	520	55	
FOP	198	30	
PTO	168	5	
TOTALS	3,164		

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%	- 2002								
Heated Area: 2005						HX Base Yr 2002					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	259,012			
TOTAL MARKET OB/XF VALUE	3,641			
TOTAL LAND VALUE - MARKET	125,000			
TOTAL MARKET VALUE	274,116			
SOH/AGL Deduction	81,704			
ASSESSED VALUE	192,412			
TOTAL EXEMPTION VALUE	HX HB SX VP		110,511	
BASE TAXABLE VALUE	81,901			
TOTAL JUST VALUE	387,653			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	378,561			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055690	Roof Replacement	16,800	05/15/2026
23247	M H	304	06/07/2005
18732	SFR	347	09/14/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/1339	6/23/2023	LE U	I	14		100
GRANTOR: HOGAN DAVID WENDELL						
GRANTEE: HOGAN DAVID WENDELL						
0933/1047	1/27/2001	WD Q	V	01		100
GRANTOR: DAVID W HOGAN						
GRANTEE: DAVID W & MARGIE HO						

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	100	0	2,094.00	UT	1.50	1.50	100	2001	2001	3	100	3,141	
2	0294	SHED WOOD/	0	100	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	400	
3	0252	LEAN-TO W/	0	100	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100	

TOTAL OB/XF												3,641				
635 NW FALLING CREEK RD, LAKE CITY																
BLD DATE		LGL DATE		05/18/2026		MLU										
XF DATE		LAND DATE		07/15/2022		SPF										
INC DATE		AG DATE														

BUILDING NOTES																

BUILDING DIMENSIONS																
BAS= W9 D3 L4 S34 FGR= S23 E24 N19 W8 N4 W16\$ E16 S4 E8 FOP= S5 E22 N9 W22 S4\$ N4 E22 S7 E12 N36 PTO= N14 W12 S14 E12\$ W12 FEP= N14 W21 S6 D3 R3 S3 D2 R2 E16\$ W16 L2 U2 N3 L3 U3 W6 D3 L3 L3 U3 \$.																

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	5600	A	TIMBER 3	0		A-1	0.00	0.00	23.00	AC		1.00	1.00	1.00	281.00	281.00	6,463							
2	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	24.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	120,000							
3	0100	C	SFR	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							