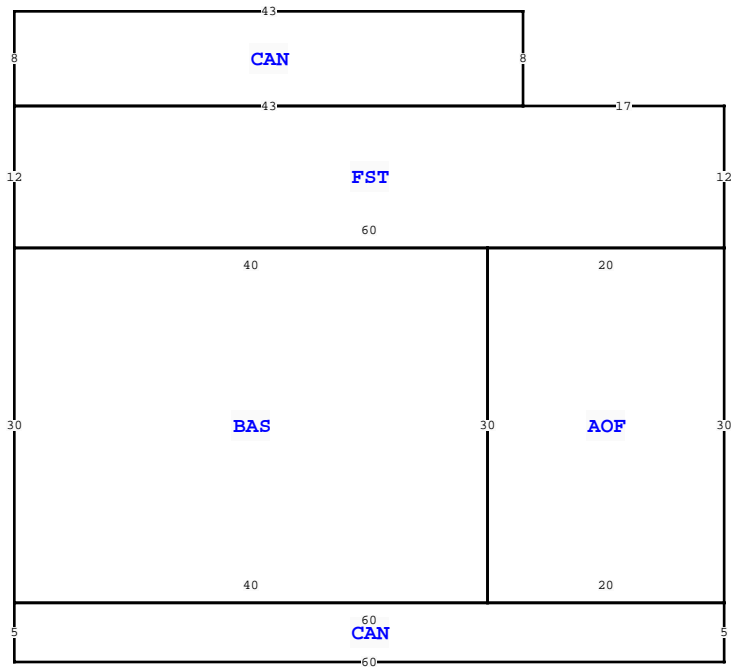


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	12	MODULAR MT	100
Interior Wall	01	MINIMUM	100
Interior Floo	03	CONC FINSH	100
Ceiling	03	PART.FIN.	100
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Plumbing		2	100
Frame	03	MASONRY	100
Story Height		12	100
RMS		0	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	2700 VEH SALE/REPAIR		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	1416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
AOF	600	150	
BAS	1,200	100	
CAN	300	30	
CAN	344	30	
FST	720	70	
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	SERVGARAGE	0%	- 2025										
Heated Area: 1800 HX Base Yr													
													
BLD DATE						LGL DATE	05/12/2026						MLU
XF DATE						LAND DATE							
INC DATE						AG DATE							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 3	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			453,191
TOTAL MARKET OB/XF VALUE			27,461
TOTAL LAND VALUE - MARKET			139,392
TOTAL MARKET VALUE			620,044
SOH/AGL Deduction			0
ASSESSED VALUE			620,044
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			620,044
TOTAL JUST VALUE			620,044
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			608,875

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3895	REMODEL	50	08/29/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1504/2263	12/15/2023	WD	Q	I	01	950,000
GRANTOR: YOUNG ESTATES LLC						
GRANTEE: EDLUND STEVEN J						
1055/2466	8/19/2005	WD	Q	I		700,000
GRANTOR: LEWIS W & LINDA ZICKE						
GRANTEE: YOUNG ESTATES LLC						

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	0	8,230.00	UT	2.50	2.50	50	0	0	3	50	10,288	
2	0166	CONC, PAVMT	0	0	76	120	9,120.00	UT	2.50	2.50	50	0	0	3	50	11,400	
3	0166	CONC, PAVMT	0	0	0	0	3,978.00	UT	2.50	2.50	50	1995	1995	3	50	4,973	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	800	

BUILDING NOTES												
880 SW SISTERS WELCOME RD, LAKE CITY												

BUILDING DIMENSIONS												
BAS=[ORIG=-43,12] S30 E40 N30 W40 \$												
FST=[ORIG=0,0] W43 S12 E60 N12 W17 \$												
AOF=[ORIG=-3,42] E20 N30 W20 S30 \$												
CAN=[ORIG=0,0] N8 W43 S8 E43 \$												
CAN=[ORIG=17,42] W60 S5 E60 N5 \$												

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	2500	C	SRVC SHOPS	0		00	0.00	0.00	54,757.00	SF		1.00	1.00	1.00	2.50	2.50	136,892								
2	0100	C	SFR	0		00	0.00	0.00	1,000.00	SF		1.00	1.00	1.00	2.50	2.50	2,500								

