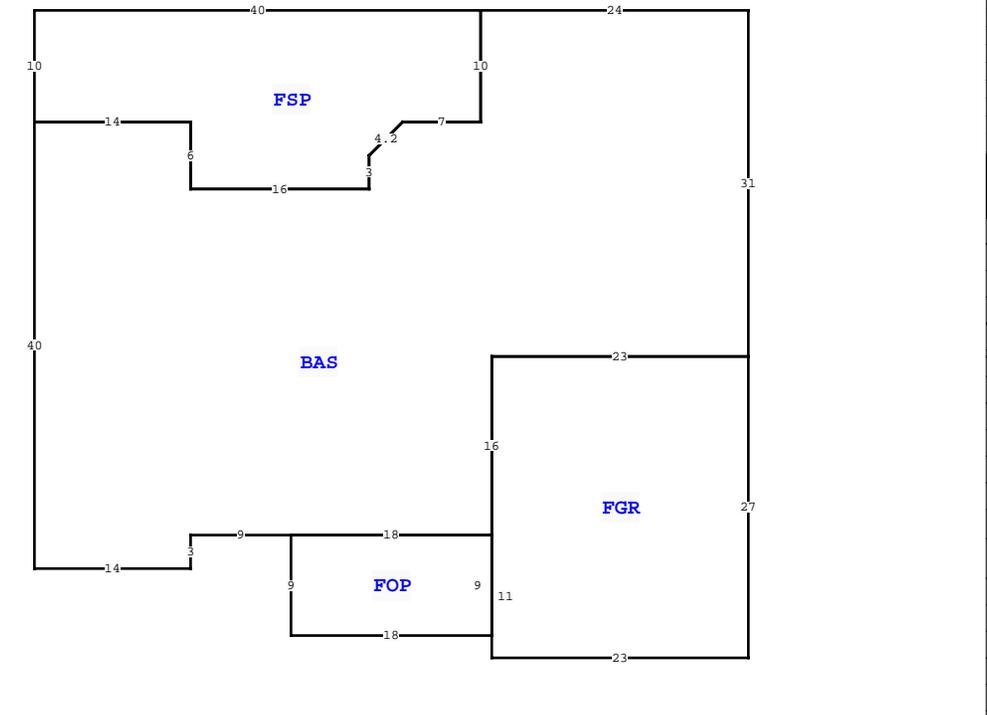


ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 80
Exterior Wall	21	STONE 20
Roof Structure	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	15	HARDTILE 80
Interior Floor	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

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%	- 2010		Heated Area: 2182					HX Base Yr	2010		



Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	1416.0500	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,182	100		2,182	254,662
FGR	621	55		342	39,915
FOP	162	30		49	5,719
FSP	501	40		200	23,342
TOTALS	3,466			2,773	323,638

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			323,638	
TOTAL MARKET OB/XF VALUE			14,198	
TOTAL LAND VALUE - MARKET			35,000	
TOTAL MARKET VALUE			372,836	
SOH/AGL Deduction			138,884	
ASSESSED VALUE			233,952	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			182,541	
TOTAL JUST VALUE			372,836	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			371,030	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050139	Roof Replacement	22,375	06/18/2024
24669	SFR	679	06/26/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0979/1779	4/02/2003	WD Q	Q	V		24,000

GRANTOR: CLAUDE & NICOLE STE M
GRANTEE: FRANCES P & WILLIAM

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	0	UT	3.00	3.00	100	2007	2007	3	100	5,298	
2	0210	GARAGE U	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	4,800	
3	0263	PRCH, USP	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	3,600	
4	0070	CARPORT UF	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	500	

440 SW COVEY CT, LAKE CITY	BLD DATE	LGL DATE	04/14/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		
TOTAL OB/XF 14,198				

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W24 FSP= W40 S10 E14 S6 E16 N3 R3 U3 E7 N10\$ S10 W7 D3 L3 S3 W16 N6 W14 S40 E14 N3 E9 FOP= S9 E18 N9 W18\$ E18 FGR= S11 E23 N27 W23 S16\$ N16 E23 N31\$.													

LAND DESCRIPTION														TOTAL OB/XF 14,198										
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	0140	C	SFR GOLF	100		*RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							