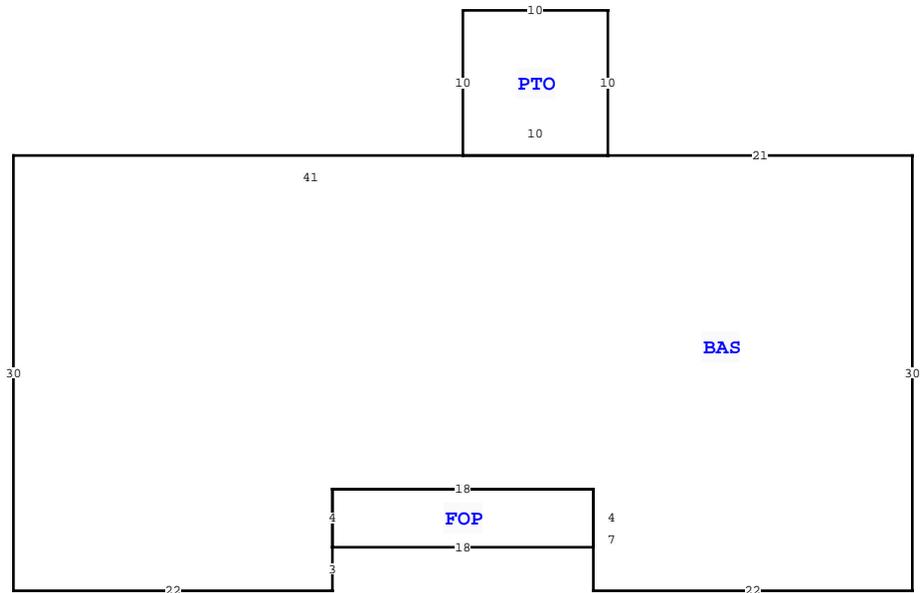


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 90
Exterior Wall	19 COMMON BRK 10
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	12 HARDWOOD 50
Interior Floor	15 HARDTILE 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
Frame	N/A 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	04 04 100
Kitchen Adjus	01 01 100
Quality	07 07
DOR CODE	0100 SINGLE FAMILY

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% - 2023									
			Heated Area: 1734				HX Base Yr 2023				



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,734	100		1,734	260,261
FOP	72	30		22	3,302
PTO	100	5		5	751
TOTALS	1,906			1,761	264,314

DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
0100	SINGLE FAMILY		01	1516.0400	1.00/

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			264,314
TOTAL MARKET OB/XF VALUE			11,462
TOTAL LAND VALUE - MARKET			35,200
TOTAL MARKET VALUE			310,976
SOH/AGL Deduction			15,062
ASSESSED VALUE			295,914
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			244,503
TOTAL JUST VALUE			310,976
NCON VALUE			5,000
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			302,017

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054734	Roof Replacement	18,126	12/30/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1472/1055	7/28/2022	WD	Q	I	01	332,000
GRANTOR: BEVER TIFFANY M						
GRANTEE: HOPKINS RICHARD D						
1350/1222	12/21/2017	WD	Q	I	01	177,000
GRANTOR: ANDRES O & ANNA M VIL						
GRANTEE: WILLIAM B & TIFFANY						

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	1.00	UT	0.00	0.00	100	0	0	3	100	600	
2	0166	CONC, PAVMT	0	100	0	1,971.00	UT	2.00	2.00	100	1994	1994	3	100	3,942	
3	0166	CONC, PAVMT	0	100	9	540.00	UT	3.00	3.00	100	2006	2006	3	100	1,620	
4	0294	SHED WOOD/	0	100	0	1.00	UT	300.00	300.00	100	2023	2022		100	300	
5	0294	SHED WOOD/	0	100	0	1.00	UT	2,500.00	2,500.00	100	2026	2025		100	2,500	
6	0294	SHED WOOD/	0	100	0	1.00	UT	2,500.00	2,500.00	100	2026	2025		100	2,500	

BLD DATE		LGL DATE	
		04/16/2026	MLU

BUILDING NOTES	
418 SW MEADOW TER, LAKE CITY	
BUILDING DIMENSIONS	
BAS= W21 PTO= N10 W10 S10 E10\$ W41 S30 E22 N3 FOP= N4 E18 S4 W18\$N4 E18 S7 E22 N30\$.	

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	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	32,000.00	35,200.00	35,200							