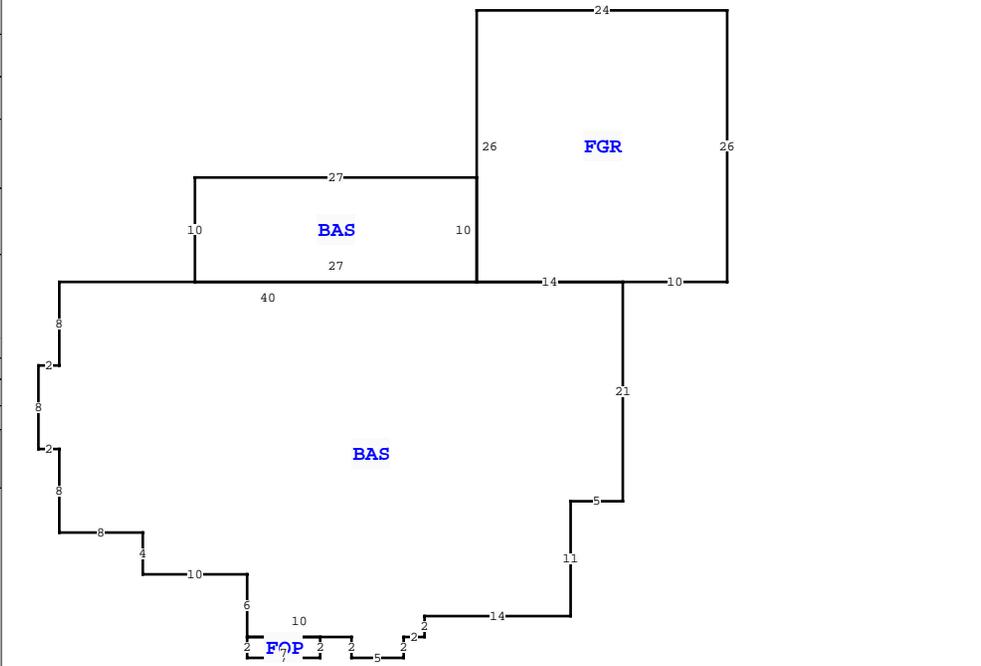


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	16	WD FR STUC	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	90		
Interior Floo	15	HARDTILE	10		
Air Condition	04	ROOF TOP	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	01		
NEIGHBORHOOD/LOC	1516.0400	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	270	100		270	21,525
BAS	1,629	100		1,629	129,868
FGR	624	55		343	27,345
FOP	14	30		4	319
TOTALS	2,537			2,246	179,057

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% - 2017									
Heated Area: 1899						HX Base Yr 2017					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		179,057	
TOTAL MARKET OB/XF VALUE		13,882	
TOTAL LAND VALUE - MARKET		32,000	
TOTAL MARKET VALUE		224,939	
SOH/AGL Deduction		73,275	
ASSESSED VALUE		151,664	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		100,253	
TOTAL JUST VALUE		224,939	
NCON VALUE		4,500	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		218,439	
SALE: 2:1: RELINQUISHING REMAINDER INTEREST			
SALE: 1:1: FAMILY			
LAND: 1:1: 1.16 AC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046168	Roof Replacement	40,663	12/27/2022
14246	SFR	270	07/13/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1328/0421	12/23/2016	WD Q	Q	I	01	150,000
GRANTOR: 405 AINSLEY GLEN LLC						
GRANTEE: MATTHEW J & REBECCA						
1242/2367	10/05/2012	WD U	U	I	38	100,000
GRANTOR: JAMIN & LISA MARTIN						
GRANTEE: RIMROCK DEVELOPMENT						

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	4,091.00	UT	2.00	2.00	100	1999	1999	3	100	8,182	
3	0030	BARN, MT	0	100	0	1.00	UT	4,500.00	4,500.00	100	2026	2025		100	4,500	

TOTAL OB/XF											
405 SW AINSLEY GLN, LAKE CITY											
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE	
						04/16/2026		MLU			

BUILDING NOTES											
BAS= W14 BAS= N10 W27 S10 E27\$ W40 S8 W2 S8 E2 S8 E8 S4 E10 S6 FOP= S2 E7 N2 W7\$ E10 S2 E5 N2 E2 N2 E14 N11 E5 N21\$ FGR= E10 N26 W24 S26 E14\$.											

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	32,000.00	32,000.00	32,000							

REVIEW DATE																							
01/13/2026																							
BY ks																							
Total Acres: 1.15																							
Total Land Value: 32,000																							
Market: 0																							
Agricultural: 0																							
Common: 32,000																							
PRINTED 05/22/2026 BY SYS																							