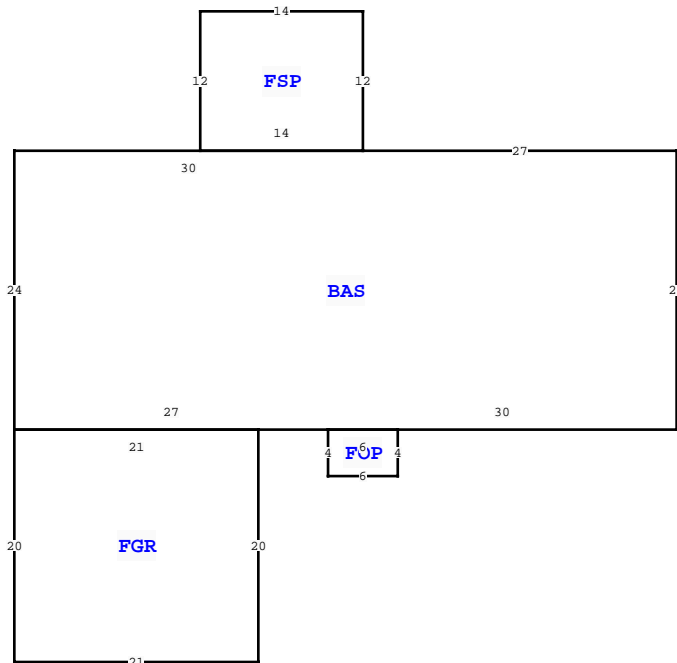


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	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

MARKET ADJUSTMENTS																
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND					
0100	01	1,673	115.0520	128.86	215,583	1995	1995	0	0	0	32.25	67.75				
1 SINGLE FAM 0% - 0 Heated Area: 1368 HX Base Yr																

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 2				Tax Dist:	
BUILDING MARKET VALUE				146,057	
TOTAL MARKET OB/XF VALUE				4,315	
TOTAL LAND VALUE - MARKET				35,000	
TOTAL MARKET VALUE				185,372	
SOH/AGL Deduction				0	
ASSESSED VALUE				185,372	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				185,372	
TOTAL JUST VALUE				185,372	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				187,679	



MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	2416.0300	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,368	100		1,368	119,430
FGR	420	55		231	20,167
FOP	24	30		7	611
FSP	168	40		67	5,850
TOTALS	1,980			1,673	146,057

174 SW FRITZ GLN, LAKE CITY

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1363/2632	6/29/2018	WD U	I	I	30	100
GRANTOR: JOYCE A ANDERSON						
GRANTEE: JOSHUA ANDERSON						
0809/2394	8/30/1995	WD U	I	I	32	0
GRANTOR: PETER GIEBIEG						
GRANTEE: JOYCE A ANDERSON						

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	1,275.00	UT	1.50	1.50	100	1995	1995	3	100	1,913	
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	50	
3	0294	SHED WOOD/	0	0	14	14	196.00	UT	12.00	12.00	100	2009	2009	3	100	2,352	
TOTAL OB/XF 4,315																	

BUILDING NOTES			

BUILDING DIMENSIONS
BAS= W27 FSP= N12 W14 S12 E14\$ W30 S24 FGR= S20 E21 N20W21\$ E27FOP= S4 E6 N4 W6\$ E30N24\$.

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							