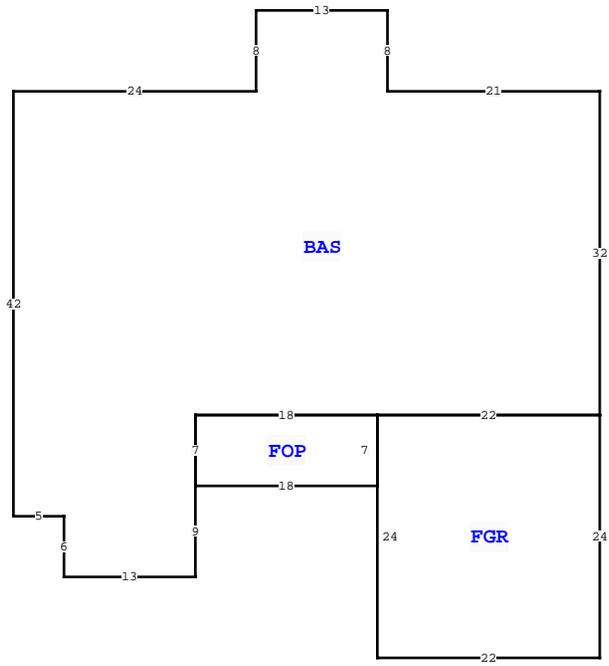


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3416.0400	1.10/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,218	100	
FGR	528	55	
FOP	126	30	
TOTALS	2,872		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,546	119.0112	149.24	379,965	2015	2015	0	0	10.00	90.00
1 SINGLE FAM 100% - 2022 Heated Area: 2218 HX Base Yr 2022											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		VALUATION SUMMARY	
Tax Group: 2	Tax Dist:	STANDARD	
BUILDING MARKET VALUE		341,968	
TOTAL MARKET OB/XF VALUE		4,350	
TOTAL LAND VALUE - MARKET		38,500	
TOTAL MARKET VALUE		384,818	
SOH/AGL Deduction		48,182	
ASSESSED VALUE		336,636	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		285,225	
TOTAL JUST VALUE		384,818	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		382,548	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32259	SFR	876	09/04/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1564/1430	3/30/2026	WD Q	Q	I	01	350,000
GRANTOR: SMITH MICHAEL SCOT						
GRANTEE: MURRAY TRAVIS LANE						
1430/347	2/08/2021	WD Q	Q	I	01	319,900
GRANTOR: LANGE KIRSTEN A						
GRANTEE: SMITH MICHAEL SCOT						

EXTRA FEATURES		498 SW ROSEMARY DR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0169	FENCE/WOOD	0 100

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
						775.00	UT	2.00	2.00	100	2015	2015	3	100	1,550	
						1.00	UT	2,800.00	2,800.00	100	2024	2023		100	2,800	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/03/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W21 N8 W13 S8 W24 S42 E5 S6 E13 N9 FOP= E18 N7 W18 S7\$ N7 E18 FGR= S24 E22 N24 W22\$ E22 N32\$.	

LAND DESCRIPTION		TOTAL OB/XF															4,350							
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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.10	35,000.00	38,500.00	38,500							