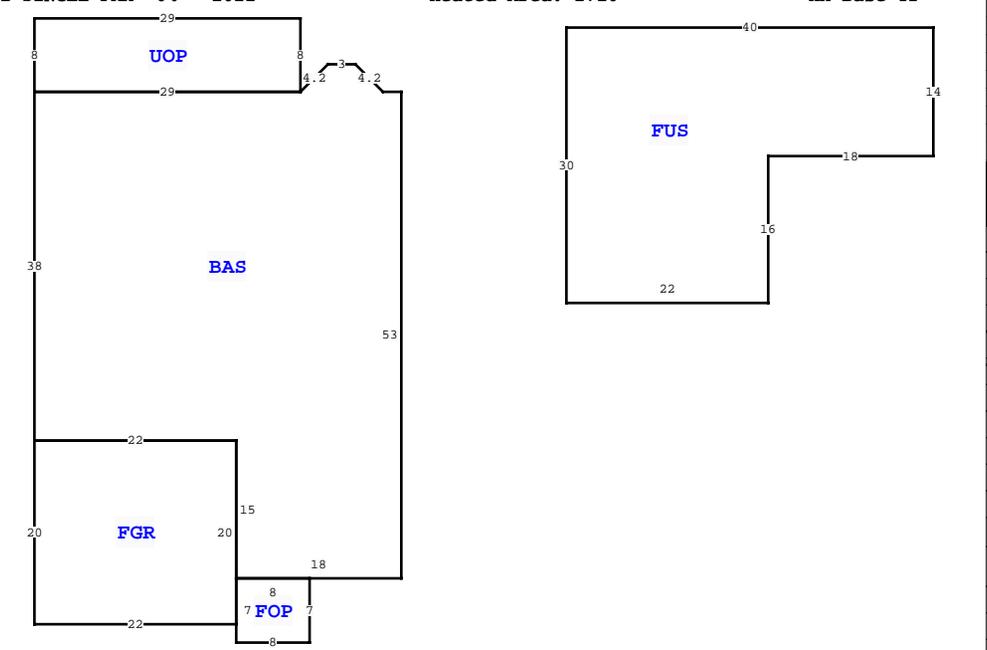


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 80
Exterior Wall	19 COMMON BRK 20
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 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	
0100	01	3,025	115.7016	145.09	438,897	2008	2008	0	0	23.80	76.20	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		334,440	
TOTAL MARKET OB/XF VALUE		5,575	
TOTAL LAND VALUE - MARKET		38,500	
TOTAL MARKET VALUE		378,515	
SOH/AGL Deduction		0	
ASSESSED VALUE		378,515	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		378,515	
TOTAL JUST VALUE		378,515	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		417,174	



Quality	05 05				
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,808	100		1,808	199,890
FGR	440	55		242	26,755
FOP	56	30		17	1,880
FUS	912	100		912	100,829
UOP	232	20		46	5,086
TOTALS	3,448			3,025	334,440

391 SW ROSEMARY DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054524	Roof Replacement	15,700	11/19/2025
26586	SFR	778	01/08/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1256/0961	6/10/2013	WD Q	Q	V	01	16,300
GRANTOR: RUGGERO GIGLI & JANE						
GRANTEE: KIMBERLY L LEWIS						
1252/2547	4/01/2013	WD U	U	V	12	15,500
GRANTOR: FIRST FEDERAL BANK OF						
GRANTEE: RUGGERO GIGLI & JAN						

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	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	2009	2009	3	100	2,000	
2	0166	CONC, PAVMT	0	0	0	0	550.00	UT	2.50	2.50	100	2009	2009	3	100	1,375	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2024	2023		100	1,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= N53 W2 U3 L3 W3 D3 L3 UOP= N8 W29 S8 E29\$ W29 S38	
FGR= S20 E22 N20 W22\$ E22 S15 FOP= S7 E8 N7 W8\$ E18\$ PTR= N30	
E40 FUS= N16 E18 N14 W40 S30 E22\$S30 W40\$.	

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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.10	35,000.00	38,500.00	38,500							