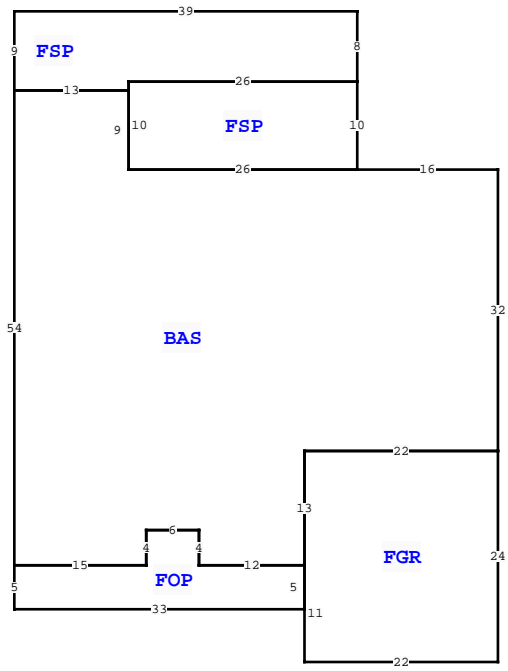


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD 100	
Roof Structur	08	IRREGULAR 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	12	HARDWOOD 80	
Interior Floor	15	HARDTILE 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
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	2,282	100	
FGR	528	55	
FOP	189	30	
FSP	260	40	
FSP	325	40	
TOTALS	3,584		

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%	- 2022								
				Heated Area: 2282							
					HX Base Yr 2022						



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			410,384	
TOTAL MARKET OB/XF VALUE			4,464	
TOTAL LAND VALUE - MARKET			77,000	
TOTAL MARKET VALUE			491,848	
SOH/AGL Deduction			59,446	
ASSESSED VALUE			432,402	
TOTAL EXEMPTION VALUE	HX HB 13		432,402	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			491,848	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			496,214	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37141	SFR	1,097	08/27/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1446/435	8/30/2021	WD	Q	I	01	390,000
GRANTOR: GIBSON ANTHONY D						
GRANTEE: HULSEY CHRISTOPHER W						
1391/2126	8/20/2019	WD	Q	I	01	319,600
GRANTOR: THE PRESERVE AT LAURE						
GRANTEE: ANTHONY D & SYDNI M						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE	
L	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0166	CONC, PAVMT	0	100	0	0	732.00	UT	2.00	2.00	100	2019	2019
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	2024	2023

TOTAL OB/XF												4,464	
676 SW ROSEMARY DR, LAKE CITY													
MLU													

BUILDING NOTES											
BAS=[ORIG=0,0] W16 W26 N9 W13 S54 E15 N4 E6 S4 E12 N13 E22 N32 \$											
FGR=[ORIG=-22,45] S11 E22 N24 W22 S13 \$											
FSP=[ORIG=-16,-10] N8 W39 S9 E13 N1 E26 \$											
FSP=[ORIG=-16,0] N10 W26 S10 E26 \$											
FOP=[ORIG=-55,45] S5 E33 N5 W12 N4 W6 S4 W15 \$											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W16 W26 N9 W13 S54 E15 N4 E6 S4 E12 N13 E22 N32 \$											
FGR=[ORIG=-22,45] S11 E22 N24 W22 S13 \$											
FSP=[ORIG=-16,-10] N8 W39 S9 E13 N1 E26 \$											
FSP=[ORIG=-16,0] N10 W26 S10 E26 \$											
FOP=[ORIG=-55,45] S5 E33 N5 W12 N4 W6 S4 W15 \$											

LAND DESCRIPTION												TOTAL OB/XF												4,464	
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								
2	0000	C	VAC RES	100		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.10	35,000.00	38,500.00	38,500								