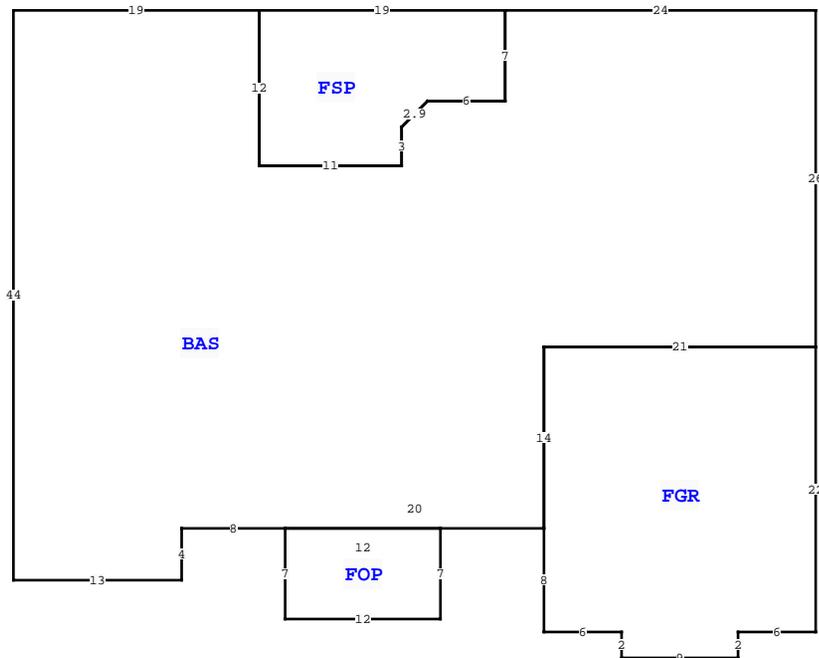




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	80
Exterior Wall	19	COMMON BRK	20
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	12	HARDWOOD	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,048	100	
FGR	480	55	
FOP	84	30	
FSP	190	40	
TOTALS	2,802		

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%	- 2025								
					Heated Area: 2048						
						HX Base Yr 2025					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		274,998	
TOTAL MARKET OB/XF VALUE		7,708	
TOTAL LAND VALUE - MARKET		30,000	
TOTAL MARKET VALUE		312,706	
SOH/AGL Deduction		62,389	
ASSESSED VALUE		250,317	
TOTAL EXEMPTION VALUE	HX HB 13	250,317	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		312,706	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		312,671	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045905	Roof Replacement	20,000	11/14/2022
21952	SFR	618	06/09/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1524/858	9/25/2024	TR Q	Q	I	01	380,000

GRANTOR: MCGAFFICK GEORGE L  
 GRANTEE: JONES EZEKIEL SYDEL  
 1040/1894 3/15/2005 WD Q I 232,400  
 GRANTOR: PHOENIX LAND DEVELOPM  
 GRANTEE: GEORGE L & DIXIE L

BUILDING NOTES	
<b>BUILDING DIMENSIONS</b> BAS=[ORIG=0,0] W24 S7 W6 D2L2 S3 W11 N12 W19 S44 E13 N4 E8 E20 N14 E21 N26 \$ FGR=[ORIG=-21,40] S8 E6 S2 E9 N2 E6 N22 W21 S14 \$ FSP=[ORIG=-24,0] W19 S12 E11 N3 U2R2 E6 N7 \$ FOP=[ORIG=-41,40] S7 E12 N7 W12 \$	

EXTRA FEATURES		257 SW RED MAPLE WAY, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0180	FPLC 1STRY	0 100 0 0
2	0166	CONC, PAVMT	0 100 0 0
3	0169	FENCE/WOOD	0 100 0 0
4	0296	SHED METAL	0 100 0 0
5	0070	CARPORT UF	0 100 0 0
6	0070	CARPORT UF	0 100 0 0

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/09/2025		MLU

LAND DESCRIPTION		TOTAL OB/XF 7,708																						
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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							