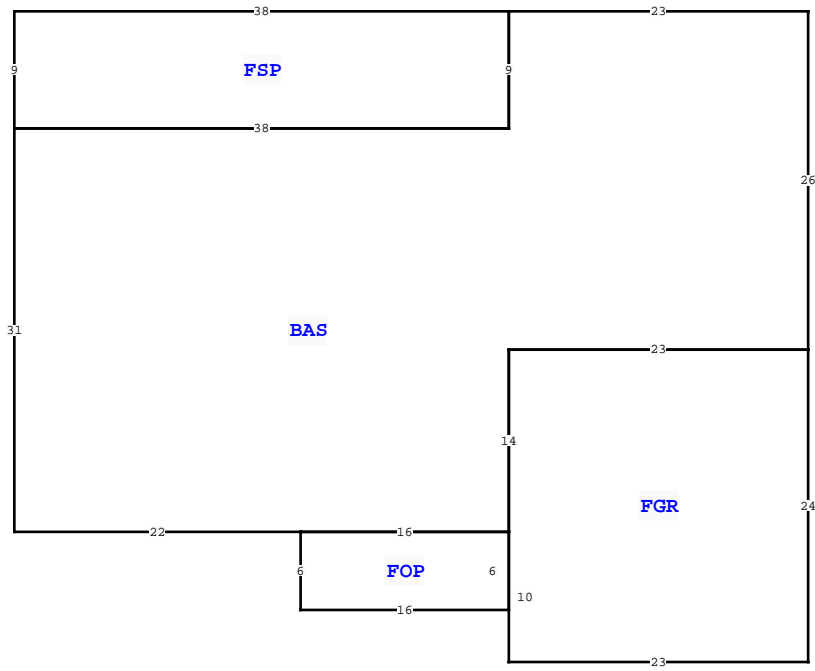


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	3416.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,776	100
FGR	552	55
FOP	96	30
FSP	342	40
TOTALS	2,766	

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%	2004									Heated Area: 1776	HX Base Yr 2004



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		229,024
TOTAL MARKET OB/XF VALUE		4,645
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		268,669
SOH/AGL Deduction		99,178
ASSESSED VALUE		169,491
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		118,080
TOTAL JUST VALUE		268,669
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		271,605

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045814	Roof Replacement	12,500	10/31/2022
20446	SFR	311	02/24/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
0990/1736	7/29/2003	WD Q	Q	I		133,000
GRANTOR: WOOD						
GRANTEE: MILITO						
0972/1854	1/22/2003	WD Q	Q	V	02	155,000
GRANTOR: PHILLIPS						
GRANTEE: WOOD						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,776	100		1,776	181,097
FGR	552	55		304	30,999
FOP	96	30		29	2,957
FSP	342	40		137	13,970
TOTALS	2,766			2,246	229,024

379 SW PHILLIPS CIR, LAKE CITY

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

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	100	0	1,535.00	UT	2.00	2.00	100	2003	2003	3	100	3,070	
2	0120	CLFENCE	4	0	100	210.00	UT	7.50	7.50	100	2007	2007	3	100	1,575	

**BUILDING NOTES**

**BUILDING DIMENSIONS**  
 BAS= W23 FSP= W38 S9 E38 N9\$ S9 W38 S31 E22 FOP= S6 E16 N6 W16\$ E16 FGR= S10 E23 N24 W23 S14\$ N14 E23 N26\$.

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	35,000.00	35,000.00	35,000							