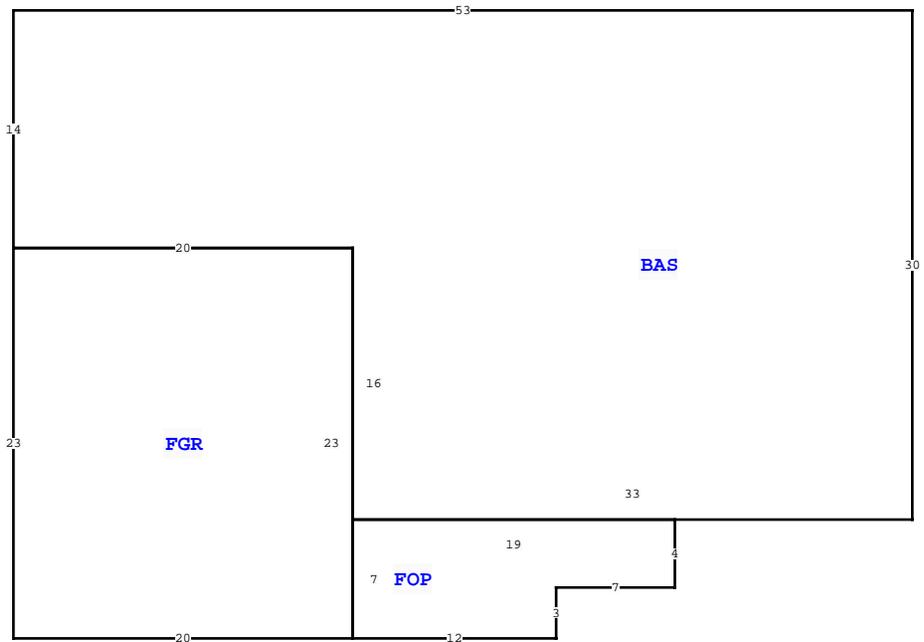


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	50		
Interior Floor	15	HARDTILE	50		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectual Units	05	CONV	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	3417.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,270	100		1,270	135,880
FGR	460	55		253	27,069
FOP	112	30		34	3,638
TOTALS	1,842			1,557	166,586

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%	2009								
			Heated Area: 1270				HX Base Yr 2009				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		166,586	
TOTAL MARKET OB/XF VALUE		2,565	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		191,651	
SOH/AGL Deduction		80,517	
ASSESSED VALUE		111,134	
TOTAL EXEMPTION VALUE		56,411	
BASE TAXABLE VALUE		54,723	
TOTAL JUST VALUE		191,651	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		186,770	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046523	Roof Replacement	15,500	02/14/2023
22454	SFR	433	11/03/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1109/0456	1/22/2007	WD	Q	I		151,000
GRANTOR: DAVID & MELINDA PETER						
GRANTEE: FIDENCIO & ROCHELLE						
1109/0455	1/19/2007	QC	Q	I	01	100
GRANTOR: CHAD W TRUDELL						
GRANTEE: DAVID & MELINDA PET						

EXTRA FEATURES		257 SE LINDALE GLN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC, PAVMT	2.50
2	0296	SHED METAL	0.00

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

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W53 S14 FGR= S23 E20 N23 W20\$ E20 S16 FOP= S7 E12 N3 E7 N4 W19\$ E33 N30\$.									

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	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							