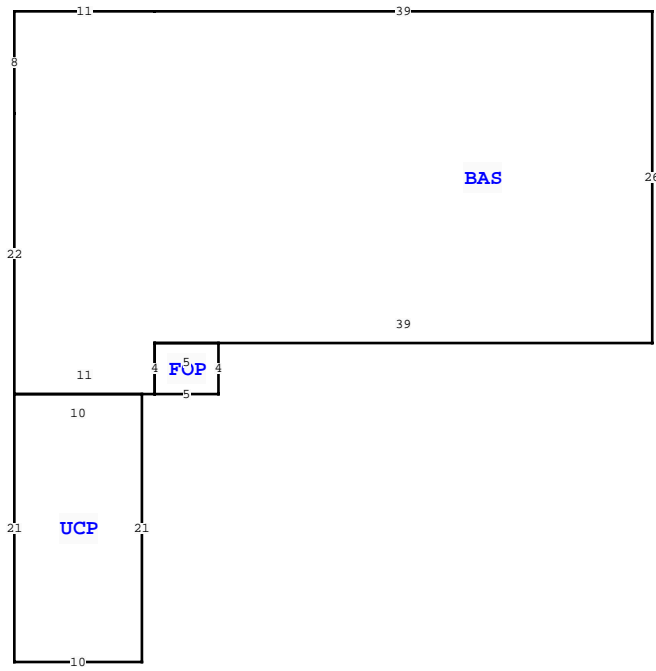


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectural	05	CONV	100
Units		0	100
Condition Adj	01	01	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3417.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	
FOP	20	30	
UCP	210	20	
TOTALS	1,574		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
0100	01	1,392	78.4800	87.90	122,357	1963	1975	0	0	20	35.00	45.00	
1 SINGLE FAM 0% - 2025 Heated Area: 1344 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			55,061
TOTAL MARKET OB/XF VALUE			600
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			74,161
SOH/AGL Deduction			0
ASSESSED VALUE			74,161
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			74,161
TOTAL JUST VALUE			74,161
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			74,161

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051716	Electrical Servic	0	12/05/2024
32057	MAINT/ALTR	45	06/20/2014
17805	REMODEL	0	01/08/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/2668	12/02/2024	WD	Q	I	01	91,100
GRANTOR: MCCULLOUGH LORRIE						
GRANTEE: RIVERTON HOLDINGS L						
1296/1553	6/12/2015	WD	U	I	16	23,300
GRANTOR: SHERRIE OGREN						
GRANTEE: FREDDIE & LORRIE MC						

EXTRA FEATURES		203 SE OAK HILL ST, LAKE CITY															
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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0294	SHED WOOD/	0	0	8	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	

LAND DESCRIPTION		TOTAL OB/XF 600																						
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		RSF-2	85.00	120.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE		BY		ME		Total Acres: 0.23		Total Land Value: 18,500		Market: 0		Agricultural: 0		Common: 18,500		PRINTED 06/09/2026 BY SYS							
-------------	--	----	--	----	--	-------------------	--	--------------------------	--	-----------	--	-----------------	--	----------------	--	---------------------------	--	--	--	--	--	--	--