

ELEMENT	CD	CONSTRUCTION
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	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architctual Units	05	CONV 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,209	103.7340	116.18	140,462	1964	1964	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1128 HX Base Yr

571 SE OLUSTEE AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

Quality	05	05			
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,128	100		1,128	85,183
FOP	72	30		22	1,661
FSP	70	40		28	2,114
FST	56	55		31	2,341
TOTALS	1,326			1,209	91,300

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	500	
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

EXTRA FEATURES																
TOTAL OB/XF 800																

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-21	141.00	94.00	1.00	LT		1.00	1.00	1.13	18,500.00	20,905.00	20,905							

LAND DESCRIPTION																								
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		91,300	
TOTAL MARKET OB/XF VALUE		800	
TOTAL LAND VALUE - MARKET		20,905	
TOTAL MARKET VALUE		113,005	
SOH/AGL Deduction		166	
ASSESSED VALUE		112,839	
TOTAL EXEMPTION VALUE		10	112,839
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		113,005	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		113,005	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32060	REMODEL	170	06/23/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1314/1407	4/29/2016	WD	U	I	18	0

GRANTOR: COLUMBIA COUNTY, FLOR
GRANTEE: CARC-ADVOCATES FOR
1266/2741 12/11/2013 WD U I 12 54,500
GRANTOR: FIRST FEDERAL BANK OF
GRANTEE: COLUMBIA COUNTY FLO

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS= W30 S25 E30 FOP= E18 N4W18 S4\$ N4 E18 N21 FST= N7 W8S7 E8\$ W8 FSP= N7 W10 S7 E10\$W10\$.	