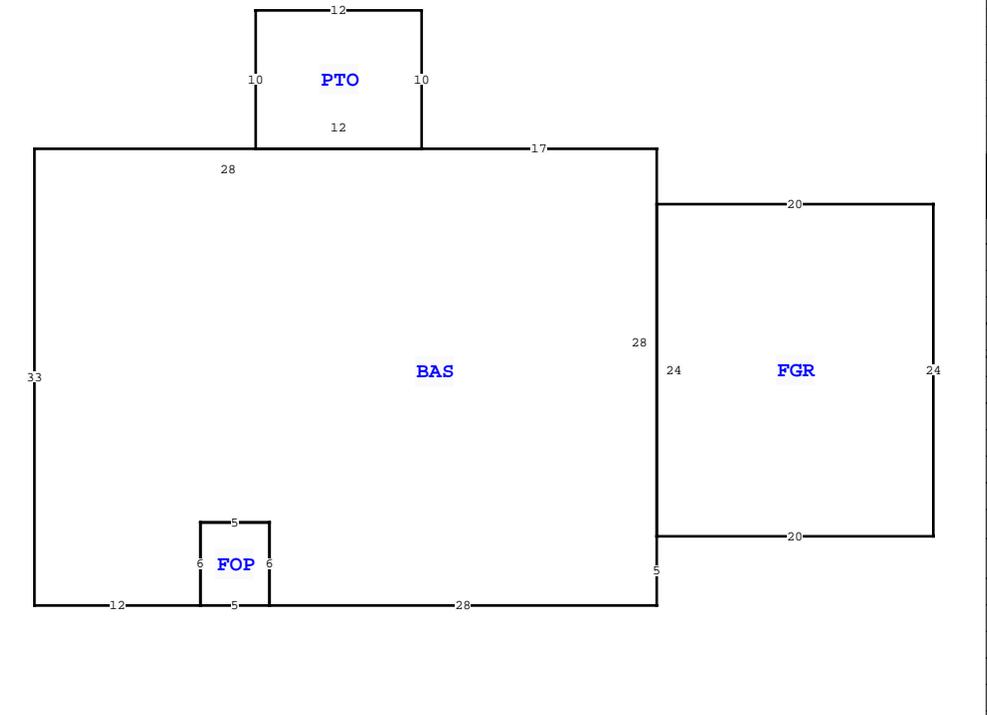


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 90
Exterior Wall	19 COMMON BRK 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	12 HARDWOOD 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

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%	- 2018									
Heated Area: 1455						HX Base Yr 2018						



Quality					
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,455	100		1,455	125,832
FGR	480	55		264	22,831
FOP	30	30		9	778
PTO	120	5		6	519
TOTALS	2,085			1,734	149,961

139 SE ROSEWOOD CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
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	0		1.50	1.50	100	1996	1996	3	100	1,562	

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	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	1.10	22,500.00	24,750.00	24,750							

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		149,961
TOTAL MARKET OB/XF VALUE		1,562
TOTAL LAND VALUE - MARKET		24,750
TOTAL MARKET VALUE		176,273
SOH/AGL Deduction		73,185
ASSESSED VALUE		103,088
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		51,677
TOTAL JUST VALUE		176,273
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		177,888

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31913	MAINT/ALTR	35	04/25/2014
10581	SFR	225	12/19/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1470/1864	7/07/2022	LE U	I	I	14	100

GRANTOR: CONNER SHARON S
GRANTEE: CONNER SHARON S (EN)
1330/0522 1/31/2017 WD Q I 01 122,000
GRANTOR: RICHARD A & BETTY A C
GRANTEE: SHARON S CONNER

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W17 PTO= N10 W12 S10 E12§ W28 S33 E12 FOP= E5 N6 W5 S6§ N6 E5 S6 E28 N5 FGR= E20 N24 W20 S24§ N28§.