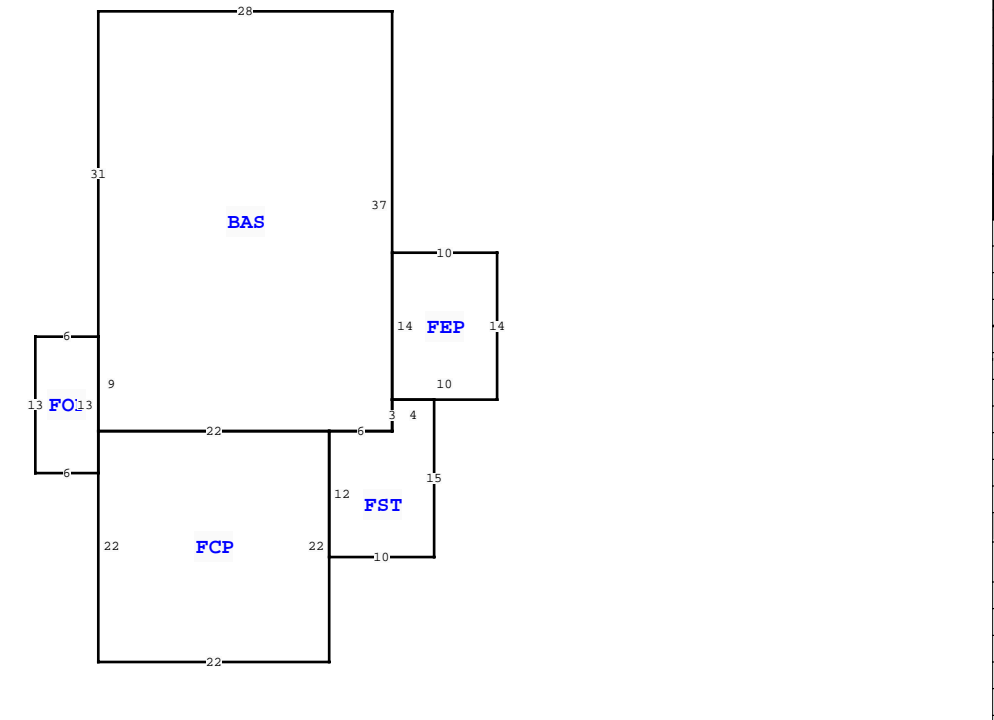


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 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	3417.1100 1.10/

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	100%	2007								
Heated Area: 1120						HX Base Yr 2007					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,120	100		1,120	105,655
FCP	484	25		121	11,415
FEP	140	80		112	10,566
FOP	78	30		23	2,170
FST	132	55		73	6,886
TOTALS	1,954			1,449	136,690

752 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	22	33			1.40	100	0	0	3	100	1,016	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			136,690	
TOTAL MARKET OB/XF VALUE			1,016	
TOTAL LAND VALUE - MARKET			24,750	
TOTAL MARKET VALUE			162,456	
SOH/AGL Deduction			70,964	
ASSESSED VALUE			91,492	
TOTAL EXEMPTION VALUE	HX HB SX		91,492	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			162,456	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			162,456	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048481	Remodel	12,000	10/24/2023
24789	REMODEL	40	07/25/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1472/364	7/29/2022	LE U	I	I	14	100
GRANTOR: LEACH FREDA F						
GRANTEE: LEACH FREDA F (ENH)						
1022/0148	7/28/2004	WD Q	I			83,200
GRANTOR: HERLEY						
GRANTEE: MAGGIE L FENDER (LI)						

BUILDING NOTES

**BUILDING DIMENSIONS**  
BAS= W28 S31 FOP= W6 S13 E6 N13 S9 FCP= S22 E22 N22 W22 S E22  
FST= S12 E10 N15 W4 S3 W6 S E6 N3 FEP= E10 N14 W10 S14 N37 S.

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	1.10	22,500.00	24,750.00	24,750							