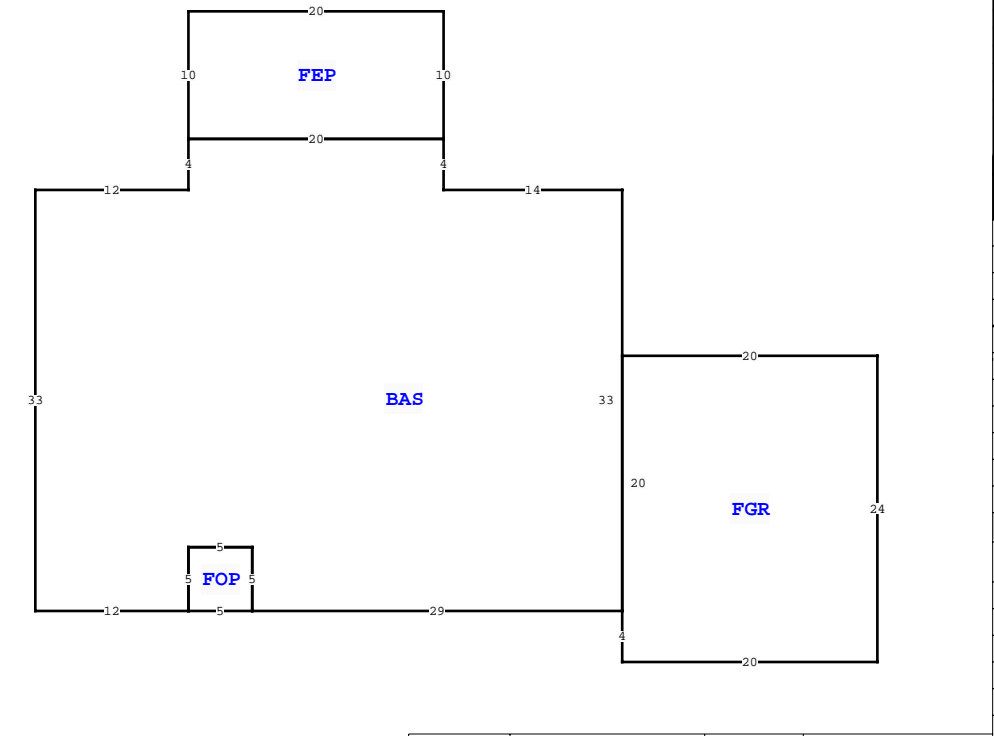


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 90
Exterior Wall	19 COMMON BRK 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	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
0100	01	2,005	109.2220	134.56	269,793	1994	1994	0	0	35.00	65.00



Quality					
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC					
3417.1100	1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,573	100		1,573	137,581
FEP	200	80		160	13,995
FGR	480	55		264	23,091
FOP	25	30		8	699
TOTALS	2,278			2,005	175,365

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	175,365		
TOTAL MARKET OB/XF VALUE	2,687		
TOTAL LAND VALUE - MARKET	24,750		
TOTAL MARKET VALUE	202,802		
SOH/AGL Deduction	83,691		
ASSESSED VALUE	119,111		
TOTAL EXEMPTION VALUE	13 HX HB 119,111		
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	202,802		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	202,802		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053881	Remodel	18,954	08/21/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1236/1484	6/12/2012	QC	U	I	11	100
GRANTOR: WILLIAM S HAHN III						
GRANTEE: DAVID P & JUDY M FR						
1236/1482	6/12/2012	WD	Q	I	01	102,500
GRANTOR: BETH H WARREN (SUCC T						
GRANTEE: DAVID P & JUDY M FR						

EXTRA FEATURES		BLD DATE		LGL DATE													
L	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	1,258.00	UT	1.50	1.50	100	0	0	3	100	1,887	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	

TOTAL OB/XF												2,687				
155 SE WILLOW DR, LAKE CITY																
BLD DATE												04/21/2023				MLU
XF DATE																
INC DATE																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W14 N4 FEP= N10 W20 S10E20\$ W20 S4 W12 S33 E12 FOP= E5 N5 W5 S5\$ N5 E5 S5 E29 FGR= S4 E20 N24 W20 S20 \$ N33\$.	

LAND DESCRIPTION		TOTAL OB/XF																							
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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							