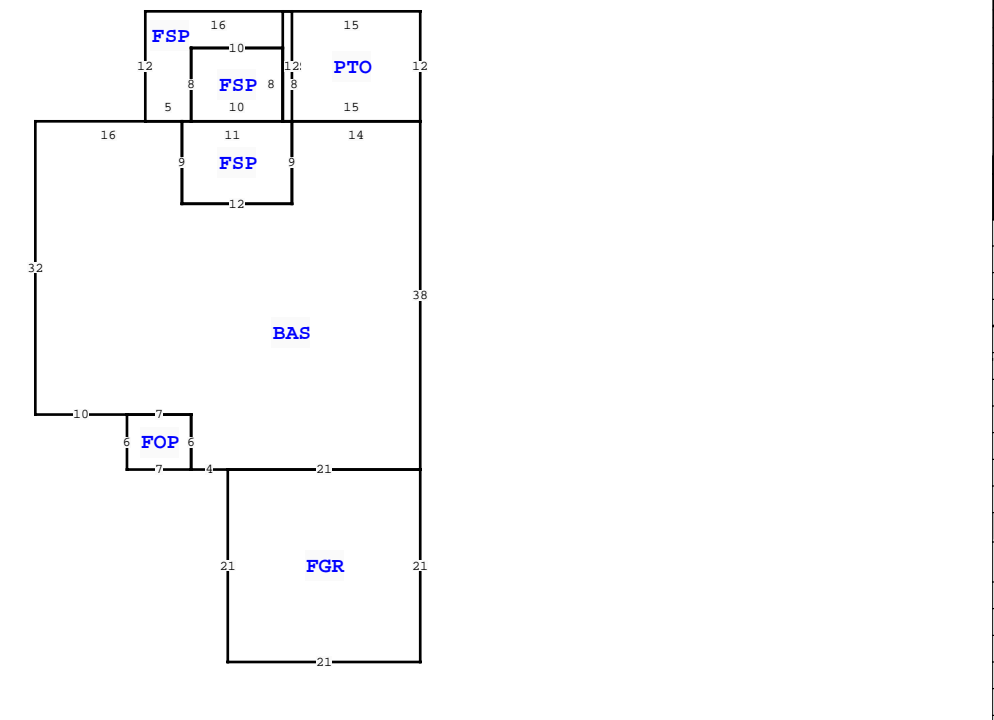


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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
Quality	05	05

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,771	116.2280	143.19	253,589	1995	1995		0	0	35.00	65.00		
1 SINGLE FAM 100% - 2016 Heated Area: 1386 HX Base Yr 2016														



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,386	100		1,386	129,000
FGR	441	55		243	22,617
FOP	42	30		13	1,210
FSP	80	40		32	2,978
FSP	108	40		43	4,002
FSP	112	40		45	4,189
PTO	180	5		9	838
TOTALS	2,349			1,771	164,833

715 SE ROSEWOOD CIR, LAKE CITY

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

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	617.00	UT	1.50	1.50	100	1995	1995	3	100	926	

TOTAL OB/XF 926

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	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-1	0.00	0.00	1.00	LT		1.00	1.00	1.38	22,500.00	30,937.50	30,938							

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 2	Tax Dist:	STANDARD
BUILDING MARKET VALUE			164,833
TOTAL MARKET OB/XF VALUE			926
TOTAL LAND VALUE - MARKET			30,938
TOTAL MARKET VALUE			196,697
SOH/AGL Deduction			86,515
ASSESSED VALUE			110,182
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			58,771
TOTAL JUST VALUE			196,697
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			196,697

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9757	SFR	235	05/26/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1305/0857	11/30/2015	WD	Q	I	01	103,500
GRANTOR: CAROL L HIRSH						
GRANTEE: BEVERLY D WHITNER						
1049/1073	6/16/2005	WD	Q	I		117,000
GRANTOR: CATHERINE DEMINICO						
GRANTEE: CAROL L HIRSH						

BUILDING NOTES

BUILDING DIMENSIONS
PTO= N12 W15 S12 E15\$ BAS= W14 FSP= N12 W16 S12 E5 N8 E10 S8 E1\$ FSP= W1 FSP= N8 W10 S8 E10\$ W11 S9 E12 N9\$S9 W12 N9 W16 S32 E10 FOP= S6 E7N6 W7\$ E7 S6 E4 FGR= S21 E21 N21 W21\$ E21 N38\$.