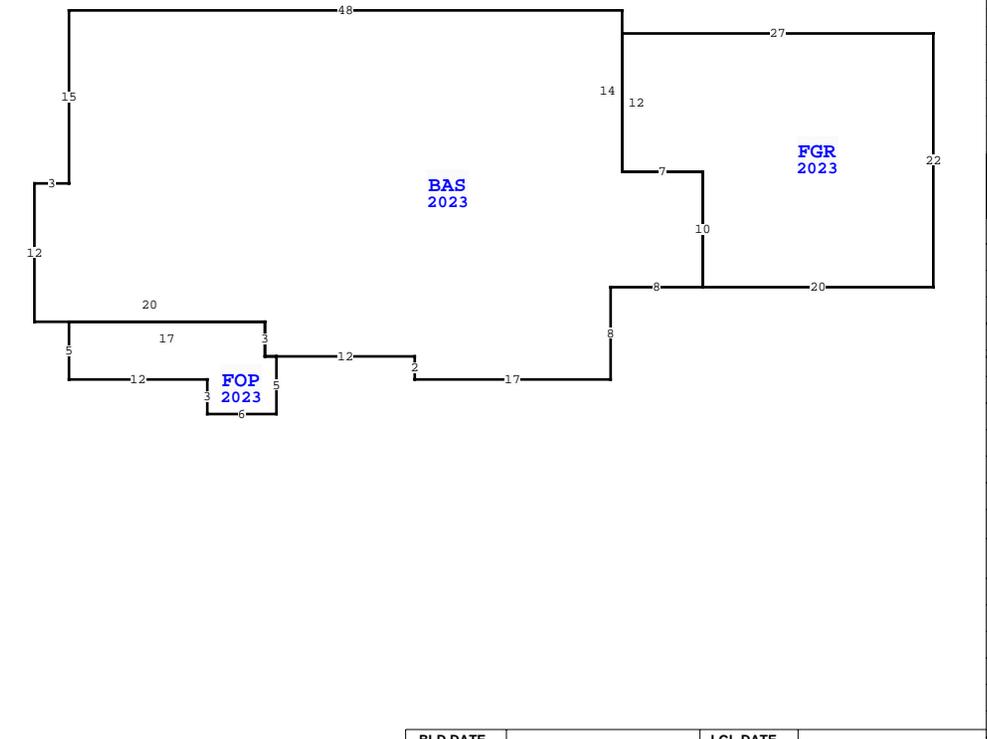




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories		0	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% - 2023										
			Heated Area: 1523				HX Base Yr 2023					



Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	33316.030	1.10/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,523	100	2023	1,523	223,695
FGR	524	55	2023	288	42,301
FOP	105	30	2023	32	4,700
TOTALS	2,152			1,843	270,695

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		270,695	
TOTAL MARKET OB/XF VALUE		6,798	
TOTAL LAND VALUE - MARKET		26,400	
TOTAL MARKET VALUE		303,893	
SOH/AGL Deduction		125,229	
ASSESSED VALUE		178,664	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		127,253	
TOTAL JUST VALUE		303,893	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		302,210	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044339	New Residential C	330,000	05/04/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1475/2072	9/16/2022	WD	Q	V	01	332,400
GRANTOR: SORENSEN & SMITH, LLC						
GRANTEE: KNOWLES DENNIS J						
1475/1337	9/15/2022	QC	U	V	11	0
GRANTOR: NAPOLI NICOLE						
GRANTEE: SORENSEN & SMITH, L						

EXTRA FEATURES		152 SW WHITE ASH GLN, LAKE CITY															
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	360.00	UT	3.30	3.30	100	2023	2022		100	1,188	
2	0104	GENERATOR	0	100	0	0	1.00	UT	6,600.00	6,600.00	100	2024	2023		85	5,610	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/24/2023	MLU

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=0,-19] W48 S15 W3 S12 E20 S3 E1 E12 S2 E17 N8 E8 N10 W7 N14 \$												
FGR=[YR=2023;ORIG=27,-17] W27 S12 E7 S10 E20 N22 \$												
FOP=[YR=2023;ORIG=-31,8] W17 S5 E12 S3 E6 N5 W1 N3 \$												

LAND DESCRIPTION													TOTAL OB/XF 6,798												
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-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	24,000.00	26,400.00	26,400								