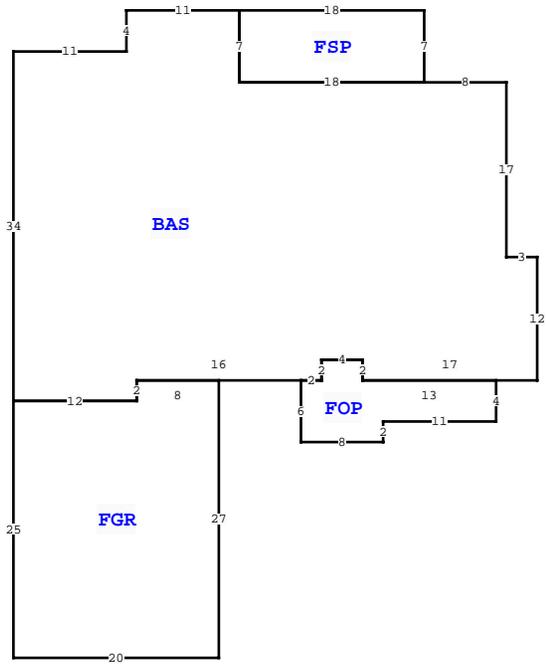


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VN/PLK	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
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
BAS	1,554	100	
FGR	516	55	
FOP	100	30	
FSP	126	40	
TOTALS	2,296		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,918	121.2057	151.99	291,517	2020	2020	0	0	5.00	95.00
1 SINGLE FAM 100% - 2024 Heated Area: 1554 HX Base Yr 2024											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			276,941
TOTAL MARKET OB/XF VALUE			7,610
TOTAL LAND VALUE - MARKET			26,400
TOTAL MARKET VALUE			310,951
SOH/AGL Deduction			49,555
ASSESSED VALUE			261,396
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			209,985
TOTAL JUST VALUE			310,951
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			309,298

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38910	SFR	0	11/19/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1499/2606	9/28/2023	WD Q	Q	I	01	330,000
GRANTOR: KING HUNTER AUGUSTUS						
GRANTEE: HECHAVARRIA BERNARD						
1414/1817	7/02/2020	WD Q	Q	I	01	232,000
GRANTOR: SORENSEN & SMITH LLC						
GRANTEE: HUNTER AUGUSTUS KIN						

EXTRA FEATURES		126 SW WHITE ASH GLN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0.00
2	0104	GENERATOR	6,600.00

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

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W8 FSP= N7 W18 S7 E18\$ W18 N7 W11 S4 W11 S34 FGR= S25 E20 N27 W8 S2 W12\$ E12 N2 E16 FOP= S6 E8 N2 E11 N4 W13 N2 W4 S2 W2\$ E2 N2 E4 S2 E17 N12 W3 N17\$.											

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	24,000.00	26,400.00	26,400							