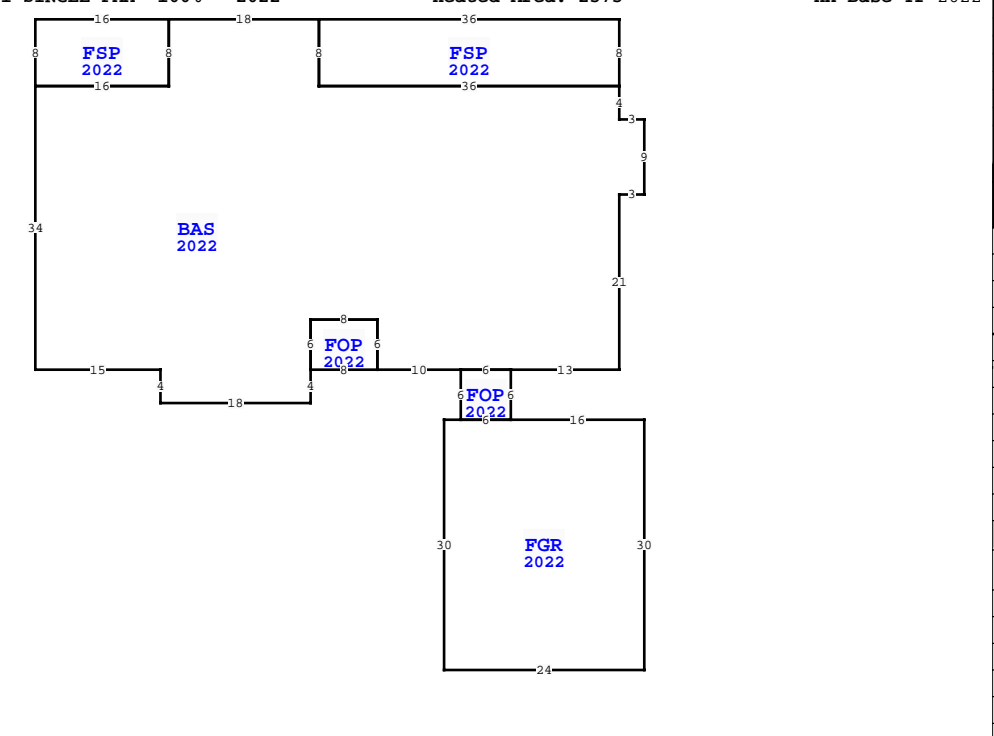


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Exterior Wall	00 N/A 0
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Interior Floor	00 N/A 0
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 100
Kitchen Adjus	01 01 100
Quality	07 07
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	3,162	118.4370	132.65	419,439	2021	2021	0	0	0	4.00	96.00		



MAP NUM	MKT AREA	06			
4417.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,575	100	2022	2,575	327,911
FGR	720	55	2022	396	50,428
FOP	36	30	2022	11	1,401
FOP	48	30	2022	14	1,783
FSP	128	40	2022	51	6,494
FSP	288	40	2022	115	14,645
TOTALS	3,795			3,162	402,661

1006 SE EVERGREEN DR, 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
1	0166	CONC,PAVMT	0	100	0	1,116.00	UT	3.00	3.00	100	2022	2021		100

TOTAL OB/XF													
3,348													

LAND DESCRIPTION														
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
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.25
2	0000	C	VAC RES	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.25

UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
18,500.00	23,125.00	23,125							
18,500.00	23,125.00	23,125							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	402,661		
TOTAL MARKET OB/XF VALUE	3,348		
TOTAL LAND VALUE - MARKET	46,250		
TOTAL MARKET VALUE	452,259		
SOH/AGL Deduction	80,146		
ASSESSED VALUE	372,113		
TOTAL EXEMPTION VALUE	HX HB 51,411		
BASE TAXABLE VALUE	320,702		
TOTAL JUST VALUE	452,259		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	456,454		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20-303	SFR	2,800	07/06/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1379/0701	2/25/2019	WD Q	Q	V	05	29,900
GRANTOR: CESTA D NEWMAN						
GRANTEE: STEVEN T SHAWN A DA						
1077/1607	3/02/2006	WD Q	Q	V	06	96,200
GRANTOR: JOHN R & CESTA D NEWM						
GRANTEE: CESTA D NEWMAN						

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2022;ORIG=50,20] S34 E15 S4 E18 N4 N6 E8 S6 E10 E6 E13 N21 E3 N9 W3 N4 W36 N8 W18 S8 W16 \$													
FSP=[YR=2022;ORIG=84,12] S8 E36 N8 W36 \$													
FSP=[YR=2022;ORIG=50,12] S8 E16 N8 W16 \$													
FOP=[YR=2022;ORIG=83,48] S6 E8 N6 W8 \$													
FOP=[YR=2022;ORIG=101,54] S6 E6 N6 W6 \$													
FGR=[YR=2022;ORIG=99,60] S30 E24 N30 W16 W6 W2 \$													