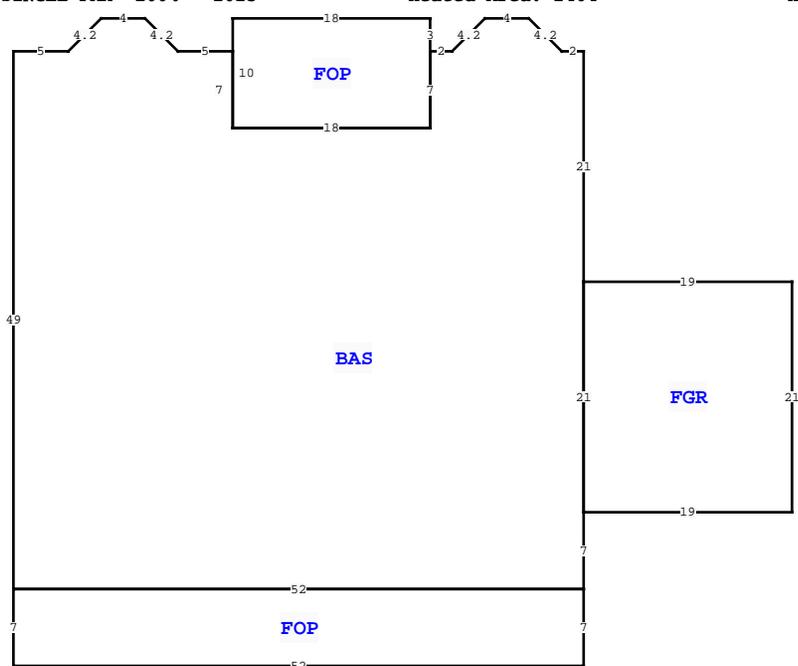


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	80
Exterior Wall	19	COMMON BRK	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	6316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,464	100	
FGR	399	55	
FOP	180	30	
FOP	364	30	
TOTALS	3,407		

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%	- 2025		Heated Area: 2464					HX Base Yr 2025	



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY				STANDARD
Tax Group: 3				Tax Dist:
BUILDING MARKET VALUE				355,410
TOTAL MARKET OB/XF VALUE				41,636
TOTAL LAND VALUE - MARKET				57,600
TOTAL MARKET VALUE				454,646
SOH/AGL Deduction				0
ASSESSED VALUE				454,646
TOTAL EXEMPTION VALUE	HX HB			51,411
BASE TAXABLE VALUE				403,235
TOTAL JUST VALUE				454,646
NCON VALUE				0
INCOME VALUE				
PREVIOUS YEAR MKT VALUE				448,635

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31386	GARAGE	154	08/22/2013
29487	SFR	989	06/16/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1505/2187	12/27/2023	WD	Q	I	01	450,000
GRANTOR: BROWN ROBERT S						
GRANTEE: MOSLEY JAYCE						
1187/1628	1/16/2010	WD	Q	V	01	45,000
GRANTOR: DANIEL CRAPPS						
GRANTEE: ROBERT S BROWN & JU						

EXTRA FEATURES															437 NW GABLES 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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2011	2011	3	100	2,000		
2	0280	POOL R/CON	0	100	15	30	UT	70.00	70.00	100	2011	2011	3	68	21,420		
3	0166	CONC,PAVMT	0	100	0	0	UT	2.00	2.00	100	2011	2011	3	100	9,304		
4	0210	GARAGE U	0	100	18	24	UT	16.00	16.00	100	2013	2013	3	100	6,912		
5	0169	FENCE/WOOD	0	100	0	0	UT	2,000.00	2,000.00	100	2023	2022		100	2,000		
TOTALS															3,407	2,846	355,410

LAND DESCRIPTION																	TOTAL OB/XF					41,636		
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		A-3	0.00	0.00	4.80	AC		1.00	1.00	1.00	12,000.00	12,000.00	57,600							