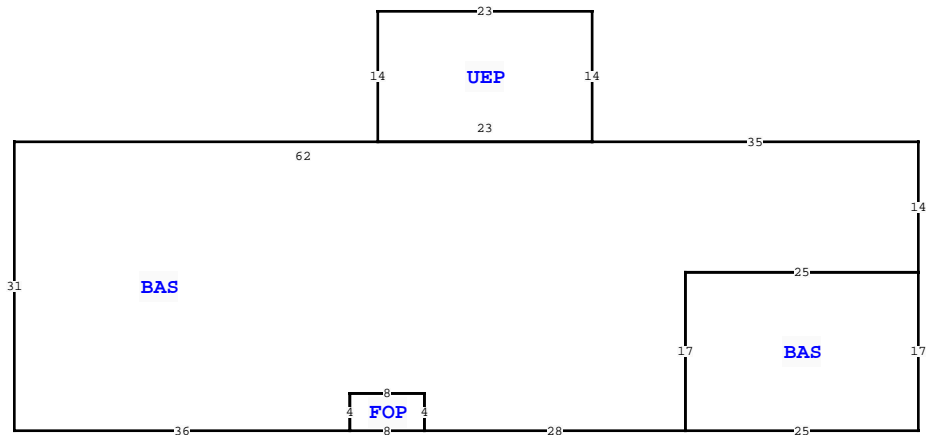


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	06	06

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%	- 2017								
Heated Area: 2975						HX Base Yr 2017					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	236,358			
TOTAL MARKET OB/XF VALUE	3,900			
TOTAL LAND VALUE - MARKET	32,000			
TOTAL MARKET VALUE	272,258			
SOH/AGL Deduction	108,128			
ASSESSED VALUE	164,130			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	112,719			
TOTAL JUST VALUE	272,258			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	270,258			

DOR CODE		0100 SINGLE FAMILY			
MAP NUM	MKT AREA	01			
NEIGHBORHOOD/LOC	6416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	425	100		425	31,609
BAS	2,550	100		2,550	189,651
FOP	32	30		10	744
UEP	322	60		193	14,354
TOTALS	3,329			3,178	236,358

612 SW DUCKETT CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2026
INC DATE		AG DATE	MLU

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042888	Remodel	6,305	10/04/2021
000042138	Remodel	7,559	06/14/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1312/2580	4/05/2016	WD	U	I	12	135,000
GRANTOR: SUNSTATE FEDERAL CRED						
GRANTEE: SCOTT A & TONYA M B						
1286/0339	12/03/2014	QC	U	I	12	136,900
GRANTOR: REBECCA DAMPIER, DOYLE						
GRANTEE: SUNSTATE FEDERAL CR						

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	OB/XF MKT VALUE	NOTES
1	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0020	BARN,FR	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	100	
3	0252	LEAN-TO W/	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	100	
4	0294	SHED WOOD/	0	100	0	0	UT	2,500.00	2,500.00	100	2024	2023		100	2,500	

BUILDING NOTES									

BUILDING DIMENSIONS
 BAS= W35 UEP= N14 W23 S14 E23\$ W62 S31 E36 FOP= E8 N4 W8 S4\$
 N4 E8 S4 E28 BAS= E25 N17 W25 S17\$ N17 E25 N14\$.

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		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							