

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6417.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,493	100	
FEP	336	80	
FGR	294	55	
FOP	88	30	
UST	84	45	
TOTALS	2,295		

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%	- 2026								
Heated Area: 1493						HX Base Yr 2026					

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE		169,588
TOTAL MARKET OB/XF VALUE		440
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		188,528
SOH/AGL Deduction		0
ASSESSED VALUE		188,528
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		137,117
TOTAL JUST VALUE		188,528
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		188,528

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046190	Solar Power Syste	53,437	12/30/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1532/1948	1/29/2025	WD	Q	I	01	207,400
GRANTOR: ROBINSON REGINA MARIE						
GRANTEE: RABER LANCE S						
1469/394	6/10/2022	QC	U	I	11	0
GRANTOR: ROBINSON OSCAR JR						
GRANTEE: ROBINSON OSCAR JR						

EXTRA FEATURES		552 SW TULAROSA LN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0120	CLFENCE 4	0 100

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	1.00	UT	0.00	0.00	100	0	0	3	100	140	
2	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

BUILDING NOTES	
BLD DATE	
XF DATE	
LGL DATE	
LAND DATE	
AG DATE	
04/21/2023 MLU	

BUILDING DIMENSIONS	
BAS= W13 FEP= N14 W24 S14 E24\$ W38 S31 E29 FOP= E22 N4W22	
S4\$ N4 E22 FGR= E14 N21 W14 S21\$ N21 UST= E14 N6 W14 S6\$	
N6\$.	

LAND DESCRIPTION		TOTAL OB/XF												440										
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	200.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							