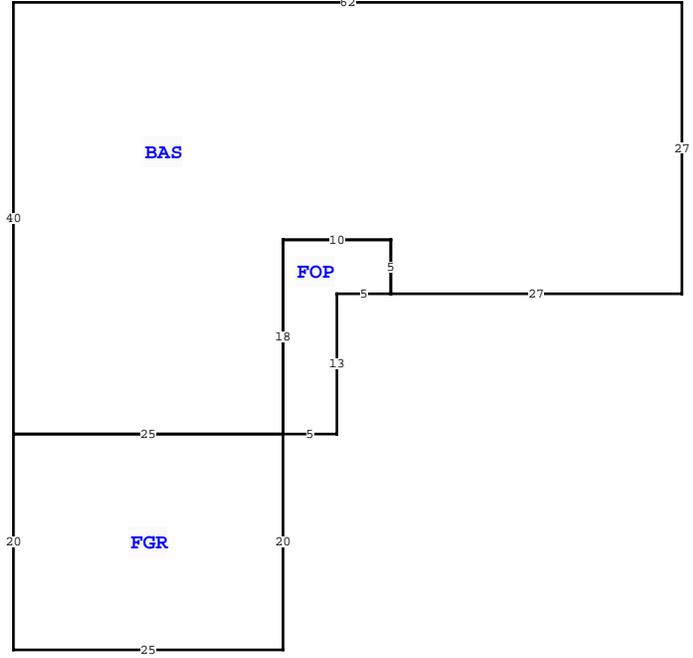




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	06	BD/BATTEN	50
Exterior Wall	19	COMMON BRK	50
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	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	1,949	100	
FGR	500	55	
FOP	115	30	
TOTALS	2,564		

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% - 0										
Heated Area: 1949 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		179,499	
TOTAL MARKET OB/XF VALUE		15,126	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		213,125	
SOH/AGL Deduction		104,050	
ASSESSED VALUE		109,075	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		57,664	
TOTAL JUST VALUE		213,125	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		213,125	
SALE:1:1: PP INCLUDED IN SALE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1273/1563	3/24/2014	LE U	I	I	11	100
GRANTOR: DAVID L & ROBERTA D M						
GRANTEE: RANDAL ROBERTA D MU						
1273/1561	3/24/2014	WD U	I	I	30	100
GRANTOR: DAVID L & ROBERTA D M						
GRANTEE: DAVID & ROBERTA D M						

EXTRA FEATURES		580 SW OLEANDER PL, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0258	PATIO	0 100
3	0280	POOL R/CON	0 100
4	0296	SHED METAL	0 100
5	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	200	
2	0258	PATIO	0 100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	90	
3	0280	POOL R/CON	0 100	32	16	512.00	UT	70.00	70.00	100	1989	1989	3	40	14,336	
4	0296	SHED METAL	0 100	8	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
5	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W62 S40 FGR= S20 E25 N20 W25\$ E25 FOP= E5N13 E5 N5W10 S18\$ N18 E10 S5 E27 N27\$.	

LAND DESCRIPTION		TOTAL OB/XF													15,126									
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	210.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							