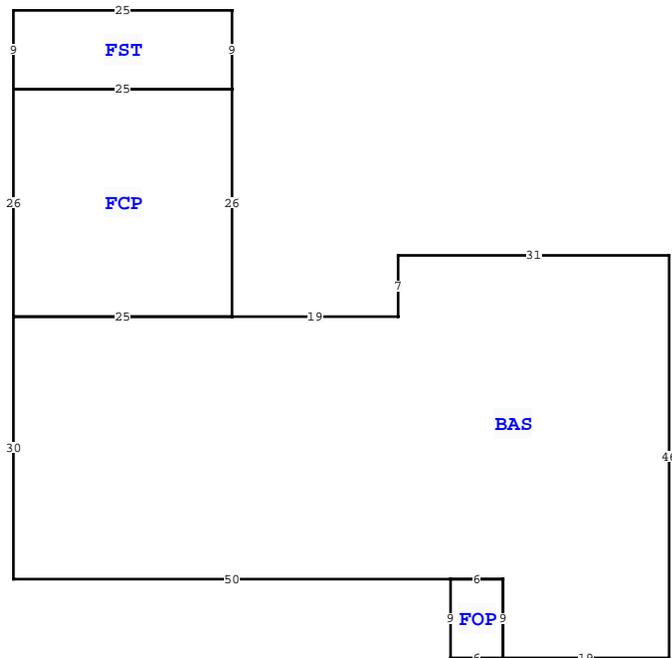




ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	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

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%	2024									Heated Area: 2638	HX Base Yr 2024



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,638	100		2,638	210,582
FCP	650	25		162	12,932
FOP	54	30		16	1,277
FST	225	55		124	9,898
<b>TOTALS</b>	<b>3,567</b>			<b>2,940</b>	<b>234,690</b>

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	1.00	UT	0.00	0.00	100	0	0	3	100	600	
2	0258	PATIO	0	100	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	

EXTRA FEATURES													
1223 SW LAKE MONTGOMERY AVE, LAKE CITY													
TOTAL OB/XF 900													

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	216.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			234,690
TOTAL MARKET OB/XF VALUE			900
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			254,090
SOH/AGL Deduction			5,141
ASSESSED VALUE			248,949
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			197,538
TOTAL JUST VALUE			254,090
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			249,981

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1430/1461	8/24/2020	QC	U	I	11	100
GRANTOR: KREIENHEDER MATTHEW						
GRANTEE: KREIENHEDER MATTHEW						
1368/0153	8/29/2018	WD	Q	I	01	175,600
GRANTOR: CARL JEROME & SILVIA						
GRANTEE: MATTHEW & CRYSTAL K						

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W31 S7 W19 FCP= N26 FST= N9W25 S9 E25\$ W25 S26 E25\$ W25 S30 E50 FOP= S9 E6 N9 W6\$ E6 S9 E19 N46\$.													