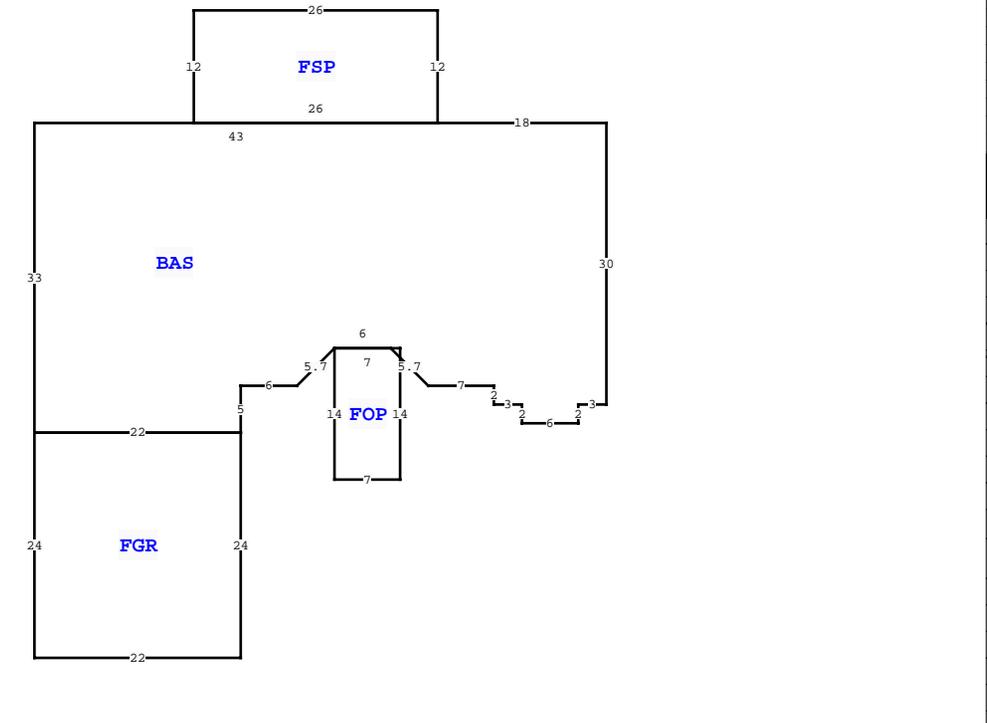


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	17 MSNRY STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	03 MASONRY 100
Stories	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	6417.0300 1.00/

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,258	108.4460	121.46	274,257	2000	2000	0	0	25.00	75.00		
1 SINGLE FAM 100% - 2016 Heated Area: 1814 HX Base Yr 2016													



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,814	100		1,814	165,246
FGR	528	55		290	26,417
FOP	98	30		29	2,642
FSP	312	40		125	11,387
TOTALS	2,752			2,258	205,693

1025 SW CHARLESTON CT, LAKE CITY

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

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	0166	CONC,PAVMT	0	100	0	0	UT	1.50	1.50	100	2000	2000	3	100	1,823	
2	0120	CLFENCE	4	0	100	20	UT	2.50	2.50	100	2000	2000	3	100	400	

TOTAL OB/XF 2,223

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			205,693
TOTAL MARKET OB/XF VALUE			2,223
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			226,416
SOH/AGL Deduction			74,980
ASSESSED VALUE			151,436
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			100,025
TOTAL JUST VALUE			226,416
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			229,158

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1620	SFR	376	08/31/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1289/0260	2/06/2015	WD U	I	I	12	108,200
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: CONNIE SUSAN GLENN						
1274/1257	5/06/2014	WD U	I	I	12	100
GRANTOR: BANK OF AMERICA						
GRANTEE: SECRETARY OF HOUSING						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W18 FSP= N12 W26 S12 E26\$ W43 S33 FGR= S24 E22 N24 W22\$ E22 N5 E6 U4 R4 FOP= S14 E7 N14 W7\$ E6 R4 D4 E7 S2 E3 S2 E6 N2 E3 N30\$.