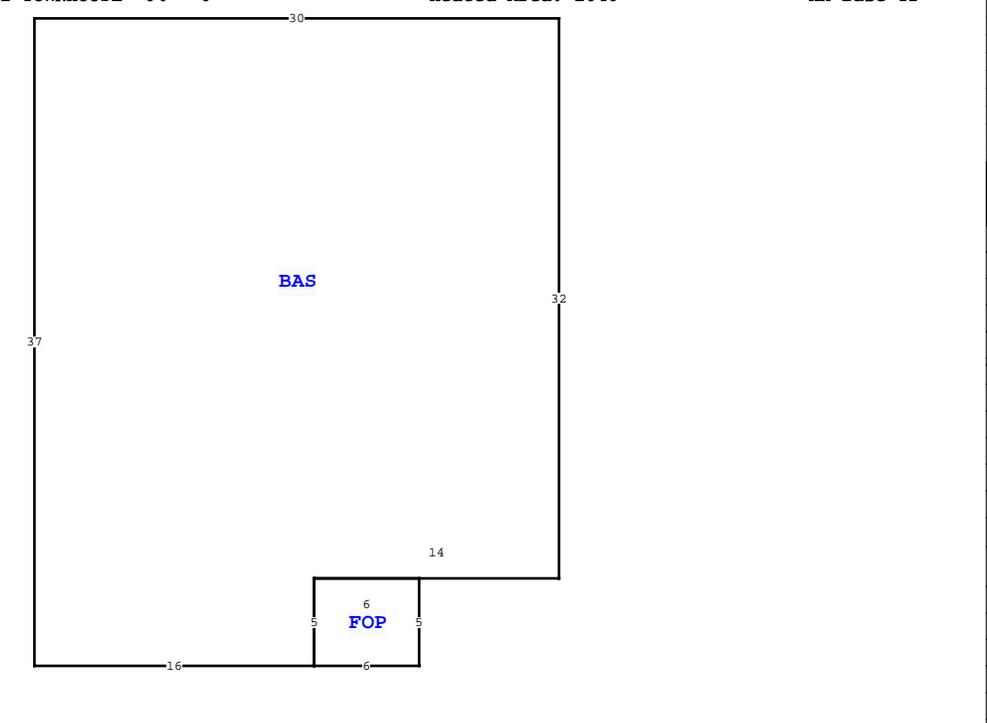




ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	15	HARDTILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Common Wall		30 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		1 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	TOWNHOUSE	0%	- 0									Heated Area: 1040 HX Base Yr	



DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	6417.0800	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,040	100		1,040	76,606
FOP	30	30		9	663
TOTALS	1,070			1,049	77,269

1045 SW ROSSBROUGH 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	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			77,269
TOTAL MARKET OB/XF VALUE			1,500
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			101,269
SOH/AGL Deduction			16,546
ASSESSED VALUE			84,723
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			84,723
TOTAL JUST VALUE			101,269
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			100,985

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1293/2019	4/29/2015	WD U		I	30	0
GRANTOR: LONNIE T BUCCHI & MIC						
GRANTEE: ACEMCD LLC						
1289/2680	2/19/2015	WD U		I	12	35,100
GRANTOR: BANK OF AMERICA NA						
GRANTEE: LONNIE T & MICHAEL						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W30 S37 E16 FOP= E6 N5 W6 S5\$ N5 E14 N32\$.													

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	0		*RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							