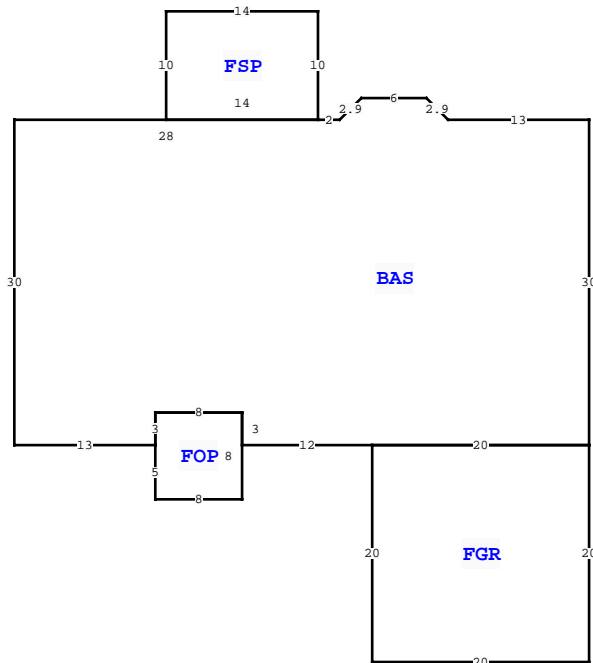


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 80
Exterior Wall	32 HARDIE BRD 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectural	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			
0100	01	1,877	111.3560	124.72	234,099	2006	2006	0	0	0	19.00	81.00		
1 SINGLE FAM			100% - 2013	Heated Area: 1582				HX Base Yr 2013						



Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	6417.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,582	100		1,582	159,819
FGR	400	55		220	22,225
FOP	64	30		19	1,920
FSP	140	40		56	5,657
TOTALS	2,186			1,877	189,620

877 SW CHERUB GLN, LAKE CITY

BLD DATE	LGL DATE	04/14/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

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			2.50	100	2006	2006	3	100	2,175	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			189,620
TOTAL MARKET OB/XF VALUE			2,175
TOTAL LAND VALUE - MARKET			28,125
TOTAL MARKET VALUE			219,920
SOH/AGL Deduction			76,847
ASSESSED VALUE			143,073
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			91,662
TOTAL JUST VALUE			219,920
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			217,261

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3421	SFR	417	10/28/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1229/2531	2/16/2012	QC	U	I	11	100
GRANTOR: RYAN S HUDSON						
GRANTEE: TABATHA L HUDSON						
1227/1305	12/16/2011	WD	U	I	12	114,500
GRANTOR: CARTUS COPORATION						
GRANTEE: RYAN S HUDSON						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W13 L2 U2 W6 D2 L2 W2 FSP= N10 W14 S10 E14\$ W28 S30 E13 FOP= S5 E8 N8 W8 S3\$ N3 E8 S3 E12 FGR= S20 E20 N20 W20\$ E20 N30\$.

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	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.25	22,500.00	28,125.00	28,125							