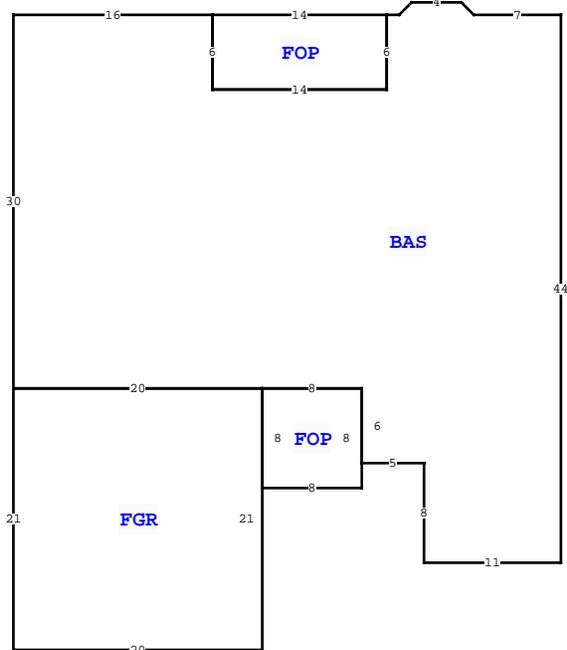


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	16	WD FR STUC	80		
Exterior Wall	18	CEMENT BRK	20		
Roof Structure	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectural Units	05	CONV	100		
		0	100		
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	6417.1200	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,425	100		1,425	148,256
FGR	420	55		231	24,033
FOP	64	30		19	1,977
FOP	84	30		25	2,601
TOTALS	1,993			1,700	176,867

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,700	122.0100	139.09	236,453	2007	2007	0	0	25.20	74.80	
1 SINGLE FAM 0% - 2023 Heated Area: 1425 HX Base Yr												



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			1
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			176,867
TOTAL MARKET OB/XF VALUE			6,854
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			206,221
SOH/AGL Deduction			0
ASSESSED VALUE			206,221
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			206,221
TOTAL JUST VALUE			206,221
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			206,370

SALE:1:1: SALE IS FOR 41 LOTS IN CYPRESS LANDING S

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047806	Roof Replacement	18,401	08/01/2023
3862	SFR	435	08/18/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1471/2153	7/21/2022	WD Q	Q	I	01	235,000

GRANTOR: MALONEY THOMAS JAMES
 GRANTEE: PREVENTOWSKI JOSEPH
 1117/0258 4/18/2007 WD Q I 171,800
 GRANTOR: GATEWAY DEVELOPERS OF
 GRANTEE: THOMAS JAMES MALONE

EXTRA FEATURES		1033 SW JAGUAR DR, LAKE CITY														
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	0	0	638.00	UT	3.00	3.00	100	2007	2007	3	100	1,914	
2	0258	PATIO	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200	
3	0262	PRCH, FOP	0	0	16	224.00	UT	10.00	10.00	100	2016	2016	3	100	2,240	
4	0169	FENCE/WOOD	0	0	0	1.00	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	

TOTAL OB/XF		6,854	
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BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W7 U1 L1 W4 L1 D1 W1 FOP= W14 S6 E14 N6\$ S6 W14 N6 W16 S30 FGR= S21 E20 N21 W20\$ E20 FOP= S8 E8 N8 W8\$ E8 S6 E5 S8 E11 N44\$.												

LAND DESCRIPTION		TOTAL OB/XF													6,854									
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			0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							