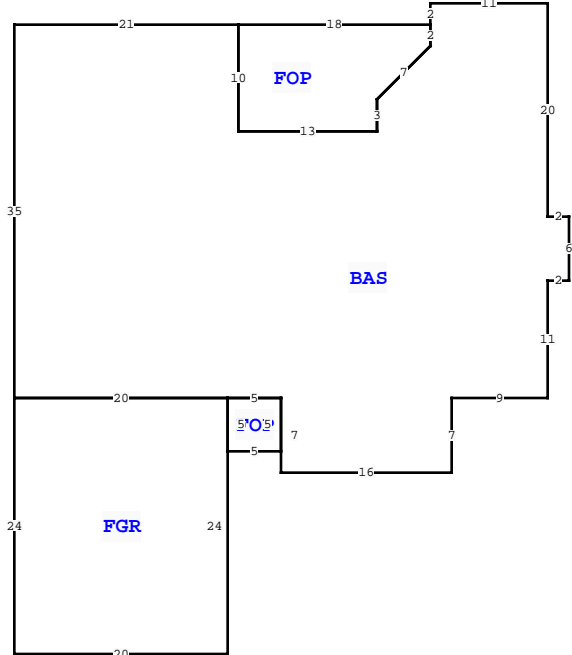


ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 70
Exterior Wall	19	COMMON BRK 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPK 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	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
Quality	05	05

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,062	115.8300	129.73	267,503	2006	2006	0	0	19.00	81.00		
1 SINGLE FAM 0% - 2022 Heated Area: 1744 HX Base Yr													



DOR CODE		SINGLE FAMILY	
MAP NUM	MKT AREA		
0100	06		
NEIGHBORHOOD/LOC			
6417.1200		1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,744	100	
FGR	480	55	
FOP	25	30	
FOP	153	30	
TOTALS	2,402		

956 SW JAGUAR DR, LAKE CITY
BLD DATE
XF DATE
INC DATE
LGL DATE
LAND DATE
AG DATE
04/21/2023 MLU

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	0	578.00	UT	2.50	2.50	100	2006	2006	3	100	1,445	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

EXTRA FEATURES																
TOTAL OB/XF 1,645																

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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		216,677	
TOTAL MARKET OB/XF VALUE		1,645	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		240,822	
SOH/AGL Deduction		0	
ASSESSED VALUE		240,822	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		240,822	
TOTAL JUST VALUE		240,822	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		243,497	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3424	SFR	554	09/21/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1451/2561	11/05/2021	QC	U	I	11	100
GRANTOR: MORILLEAU SERGE						
GRANTEE: LAMOR LLC						
1417/0787	8/07/2020	WD	Q	I	01	188,000
GRANTOR: DONA M WEST						
GRANTEE: SERGE & EILEEN MORI						

BUILDING NOTES																
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BUILDING DIMENSIONS																
BAS= W11 S2 FOP= W18 S10 E13 N3 R5 U5 N2\$ S2 D5 L5 S3 W13 N10 W21 S35 FGR= S24 E20 N24 W20\$ E20 FOP= S5 E5 N5 W5\$ E5 S7 E16 N7 E9 N11 E2 N6 W2 N20\$.																