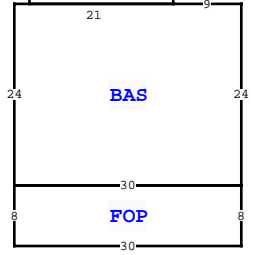
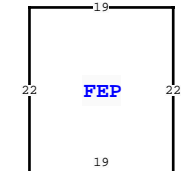
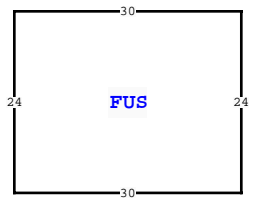


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	12 HARDWOOD 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	1.5 100
Frame	01 NONE 100
Stories	2. 2. 100
Architectual	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	1,846	121.4220	135.99	251,038	1963	1985		0	0	35.00	65.00	
1 SINGLE FAM 100% - 2016 Heated Area: 1440 HX Base Yr 2016													



DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
0100	SINGLE FAMILY		06	6417.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100		720	63,643
FEP	418	80		334	29,524
FOP	240	30		72	6,364
FUS	720	100		720	63,643
TOTALS	2,098			1,846	163,175

EXTRA FEATURES 464 SW TRACY PL, LAKE CITY

BLD DATE	LGL DATE
	05/12/2026 MLU
XF DATE	LAND DATE
INC DATE	AG DATE

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		1
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		163,175
TOTAL MARKET OB/XF VALUE		2,700
TOTAL LAND VALUE - MARKET		32,343
TOTAL MARKET VALUE		198,218
SOH/AGL Deduction		80,151
ASSESSED VALUE		118,067
TOTAL EXEMPTION VALUE	HX HB SX	101,411
BASE TAXABLE VALUE		16,656
TOTAL JUST VALUE		198,218
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		193,808

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1299/2718	8/19/2015	WD Q	Q	I	01	120,400
GRANTOR: ROBERT H & BRENDA S C						
GRANTEE: MICHAEL & KAREN E B						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W9 FEP= N22 W19 S22 E19\$ W21 S24 FOP= S8 E30N8 W30\$ E30 N24\$ PTR=N30 FUS= N24 W30 S24 E30\$ S30\$.	

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	0.00	0.00	100	0	0	3	100	1,000	
2	0294	SHED WOOD/	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	400	
3	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	2011	2011	3	100	100	
4	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2011	2011	3	100	1,200	

LAND DESCRIPTION		TOTAL OB/XF														2,700								
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	65,340.00	SF		1.00	1.00	0.45	1.10	0.50	32,343							