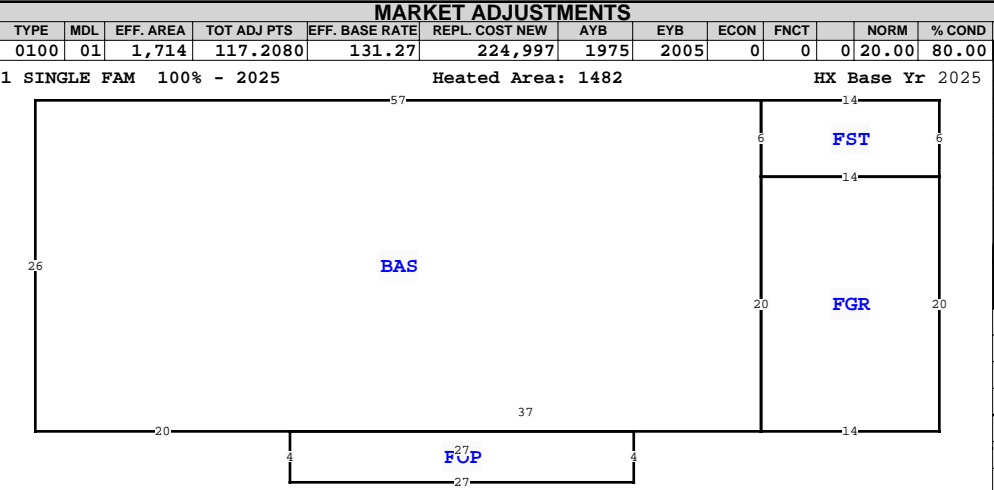


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100



Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	6417.0900	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,482	100		1,482	155,634
FGR	280	55		154	16,173
FOP	108	30		32	3,361
FST	84	55		46	4,830
TOTALS	1,954			1,714	179,998

1602 SW CAROLINE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	350	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0070	CARPORT UF	0	100	16	24	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,200	

TOTAL OB/XF 1,950

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	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			179,998
TOTAL MARKET OB/XF VALUE			1,950
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			200,448
SOH/AGL Deduction			0
ASSESSED VALUE			200,448
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			149,037
TOTAL JUST VALUE			200,448
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			202,698

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1462/2556	3/26/2022	WD Q	Q	I	01	202,000
GRANTOR: LOTUS PROPERTY LLC						
GRANTEE: TOMLIN TRAVIS						
1356/2312	3/10/2018	WD U	U	I	30	65,000
GRANTOR: LAWRENCE HINES & JIAN						
GRANTEE: LOTUS PROPERTY LLC						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W57 S26 E20 FOP= S4 E27N4 W27S E37 FGR= E14 N20 W14 S20S N20 FST= E14 N6 W14 S6S N6S.	