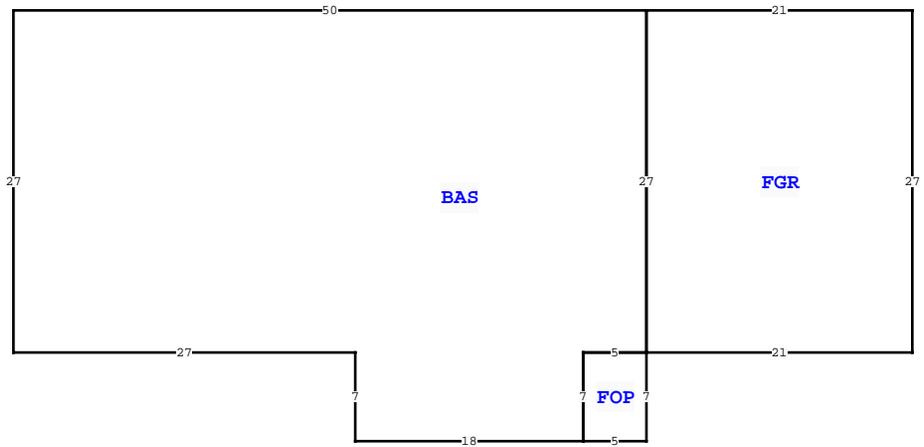


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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
BAS	1,476	100	
FGR	567	55	
FOP	35	30	
TOTALS	2,078		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 2026								
Heated Area: 1476 HX Base Yr											



EXTRA FEATURES	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
1572 SW CAROLINE CT, LAKE CITY				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	1.00	UT	0.00	0.00	100	0	0	3	100	280	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	0	12	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
4	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			179,061
TOTAL MARKET OB/XF VALUE			1,180
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			198,741
SOH/AGL Deduction			0
ASSESSED VALUE			198,741
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			198,741
TOTAL JUST VALUE			198,741
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			198,120

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1538/1090	3/04/2025	WD	Q	I	01	255,000
GRANTOR: METZ FRANZ H						
GRANTEE: SHARP REGINALD						
1314/2753	5/10/2016	WD	U	I	11	100
GRANTOR: FRANZ H & MELISSA MET						
GRANTEE: FRANZ H & MELISSA M						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W50 S27 E27 S7 E18 FOP= E5 N7 W5 S7\$ N7 E5 FGR= E21 N27 W21 S27\$ N27\$.	

LAND DESCRIPTION										TOTAL OB/XF										1,180				
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		*RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							