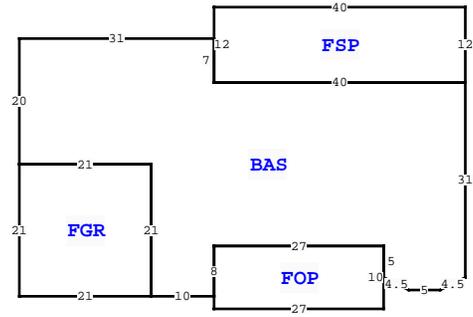
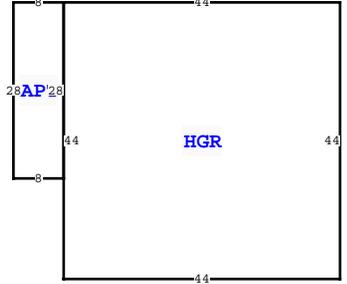


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 50
Exterior Wall	31 VINYL SID 50
Roof Structure	08 IRREGULAR 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	12 HARDWOOD 70
Interior Floor	15 HARDTILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,564	126.4395	144.14	513,715	2002	2002	0	0	0	31.63	68.37

1 SINGLE FAM 100% - 2017 Heated Area: 2177 HX Base Yr 2017



Quality					
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC					
7417.0400	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	224	100		224	22,075
BAS	1,953	100		1,953	192,465
FGR	441	55		243	23,947
FOP	270	30		81	7,982
FSP	480	40		192	18,921
HGR	1,936	45		871	85,836
TOTALS	5,304			3,564	351,227

222 SW CHALLENGER LN, LAKE CITY

BLD DATE	LGL DATE	04/03/2025	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

EXTRA FEATURES																	
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	22	44	968.00	UT	1.50	1.50	100	2001	2001	3	100	1,452	
2	0166	CONC, PAVMT	0	100	0	0	1,002.00	UT	2.00	2.00	100	2003	2003	3	100	2,004	
3	0280	POOL R/CON	0	100	11	28	308.00	UT	70.00	70.00	100	2007	2007	3	54	11,642	
4	0282	POOL ENCL	0	100	22	52	1,144.00	UT	15.00	15.00	100	2007	2007	3	40	6,864	

TOTAL OB/XF 21,962

LAND DESCRIPTION																								
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-1115.00	189.00		1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							
2	0000	C	VAC RES	100		RSF-1113.00	191.00		1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			351,227
TOTAL MARKET OB/XF VALUE			21,962
TOTAL LAND VALUE - MARKET			70,000
TOTAL MARKET VALUE			443,189
SOH/AGL Deduction			146,157
ASSESSED VALUE			297,032
TOTAL EXEMPTION VALUE	HX HB VX	56,411	
BASE TAXABLE VALUE			240,621
TOTAL JUST VALUE			443,189
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			444,852
LAND:2:1: 0.50 AC.			
LAND:1:1: 0.50 AC.			

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	V I	RSN CD	SALE PRICE
000045586	11/29/2018	QC	U	V	V	11	100
26260							40
25982							230
19186							314
17676							70

BUILDING NOTES

GRANTOR: EQUITY TRUST COMPANY
GRANTEE: ROBERT T WARNER
1373/2004 11/26/2018 QC U V 11 100
GRANTOR: ENTRUST MIDWEST LLC F
GRANTEE: EQUITY TRUST COMPAN

BUILDING DIMENSIONS

BAS= W31 S20 FGR= S21 E21 N21 W21\$ E21 S21 E10 FOP= S2 E27 N10 W27 S8\$ N8 E27 S5 R4 D2 E5 U2 R4 N31 FSP= N12 W40 S12 E40\$ W40 N7 PTR= N60 HGR= W44 APT= W8 S28 E8 N28\$ S44 E44 N44\$ S60\$.