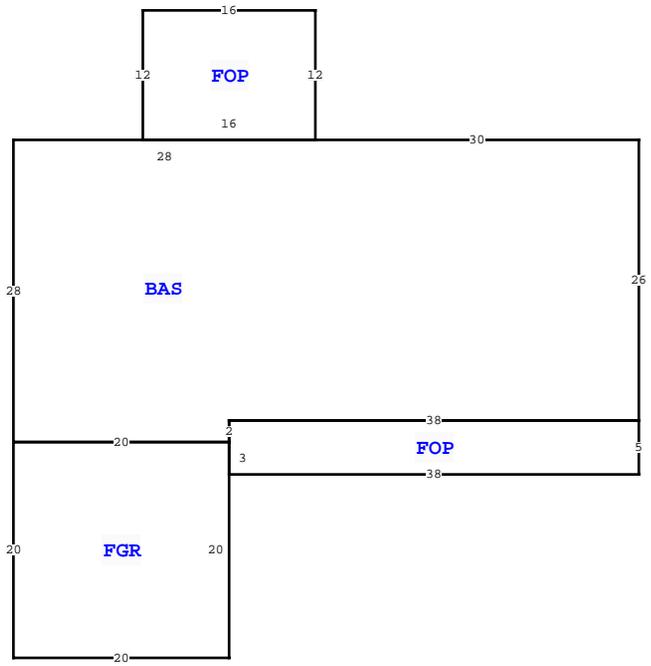




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	80		
Interior Floor	14	CARPET	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectural	05	CONV	100		
Units		0	100		
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	7417.0100	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,548	100		1,548	195,961
FGR	400	55		220	27,849
FOP	190	30		57	7,215
FOP	192	30		58	7,342
TOTALS	2,330			1,883	238,369

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,883	118.1292	134.67	253,584	2019	2019	0	0	6.00	94.00	
1 SINGLE FAM 0% - 2025 Heated Area: 1548 HX Base Yr												



226 SW MACKINAW WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	238,369		
TOTAL MARKET OB/XF VALUE	3,416		
TOTAL LAND VALUE - MARKET	22,500		
TOTAL MARKET VALUE	264,285		
SOH/AGL Deduction	0		
ASSESSED VALUE	264,285		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	264,285		
TOTAL JUST VALUE	264,285		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	258,581		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38041	SFR	829	04/26/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1525/1415	10/19/2024	QC	U	I	11	100
GRANTOR: ROBERTS TRIS ALLEN						
GRANTEE: ROBERTS MIKE						
1301/1580	9/21/2015	WD	Q	V	01	7,500
GRANTOR: CEE-BAS INC						
GRANTEE: MIKE & TRIS ALLEN R						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W30 FOP= N12 W16 S12 E16\$ W28 S28 FGR= S20 E20 N20 W20\$ E20 FOP= S3 E38 N5 W38 S2\$ N2 E38 N26\$.	

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	0	0	0		2.00	100	2019	2019	3	100	3,416	

LAND DESCRIPTION													TOTAL OB/XF											
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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							