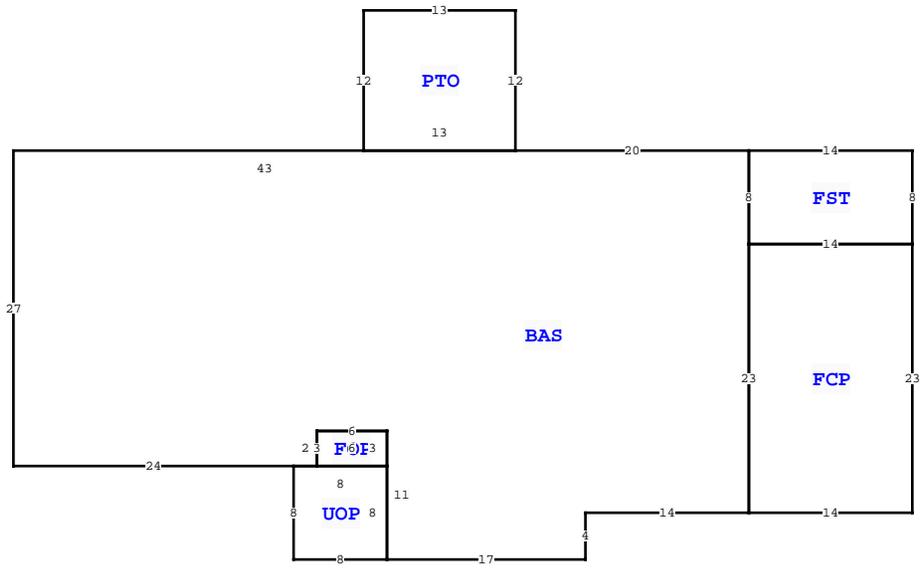


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	12	HARDWOOD	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	7417.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,875	100	
FCP	322	25	
FOP	18	30	
FST	112	55	
PTO	156	5	
UOP	64	20	
TOTALS	2,547		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,043	111.6720	127.31	260,094	1980	1980	0	0	35.00	65.00
1 SINGLE FAM 100% - 2016 Heated Area: 1875 HX Base Yr 2016											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		169,061	
TOTAL MARKET OB/XF VALUE		5,500	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		197,061	
SOH/AGL Deduction		82,773	
ASSESSED VALUE		114,288	
TOTAL EXEMPTION VALUE	HX HB VX	56,411	
BASE TAXABLE VALUE		57,877	
TOTAL JUST VALUE		197,061	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		190,087	
SALE:1:1: LOT 44 COUNTRY VILLAGE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1278/0039	7/18/2014	WD Q	Q	I	01	128,000
GRANTOR: BRAIN L SLANKER & KIM						
GRANTEE: PATRICIA JEAN EATON						
1153/1935	6/25/2008	WD Q	Q	I	03	55,000
GRANTOR: BRIAN I & KIMBERLY A						
GRANTEE: KIMBERLY A SLANKER						

EXTRA FEATURES		264 SW ACE LN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0166	CONC, PAVMT	2.00
2	0180	FPLC 1STRY	2,000.00
3	0120	CLFENCE 4	0.00
4	0080	DECKING	0.00
5	0296	SHED METAL	5.00
6	0264	PRCH, FSP	0.00

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W20 PTO= N12 W13 S12 E13\$ W43 S27 E24 UOP= S8 E8 N8 W8\$ E2 FOP= E6 N3 W6 S3\$ N3 E6 S11 E17 N4 E14 FCP= E14N23 W14 S23\$ N23 FST= E14 N8 W14 S8\$ N8\$.	

LAND DESCRIPTION		TOTAL OB/XF															5,500							
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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							