

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	02	WINDOW	100
Heating Type	03	FORCED AIR	100
Bedrooms		2	100
Bathrooms		1	100
Frame	03	MASONRY	100
Story Height		8	100
RMS		0	100
Stories	0	0	100
Units		2	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0800	MULTI-FAM	<10
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	8417.0300	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,680	100	
UOP	108	20	
UST	160	45	
TOTALS	1,948		

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND		
1	DUPLX	0%	- 0										Heated Area: 1680 HX Base Yr	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			67,145
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			16,650
TOTAL MARKET VALUE			83,795
SOH/AGL Deduction			0
ASSESSED VALUE			83,795
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			83,795
TOTAL JUST VALUE			83,795
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			80,067

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050596	Electrical Servic	0	08/20/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1276/0533	6/17/2014	WD	U	I	11	100

GRANTOR: MICHAEL S & DEL R FED  
GRANTEE: BAXTER-DALTON PROPE  
1040/0697 3/01/2005 WD Q I 315,000  
GRANTOR: ROBERT JORDAN  
GRANTEE: MICHAEL S & DEL FED

EXTRA FEATURES		246 SW DAVACA GLN, LAKE CITY														
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

LAND DESCRIPTION		TOTAL OB/XF 0																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0300	C	MULTI-FAM	0		00	0.00	0.00	1.00	LT		1.00	1.00	0.90	18,500.00	16,650.00	16,650							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W24 UST= N10 W16 S10 E16\$ W36 S28 E20 UOP= S3 E36 N3 W36\$ E40 N28\$.	