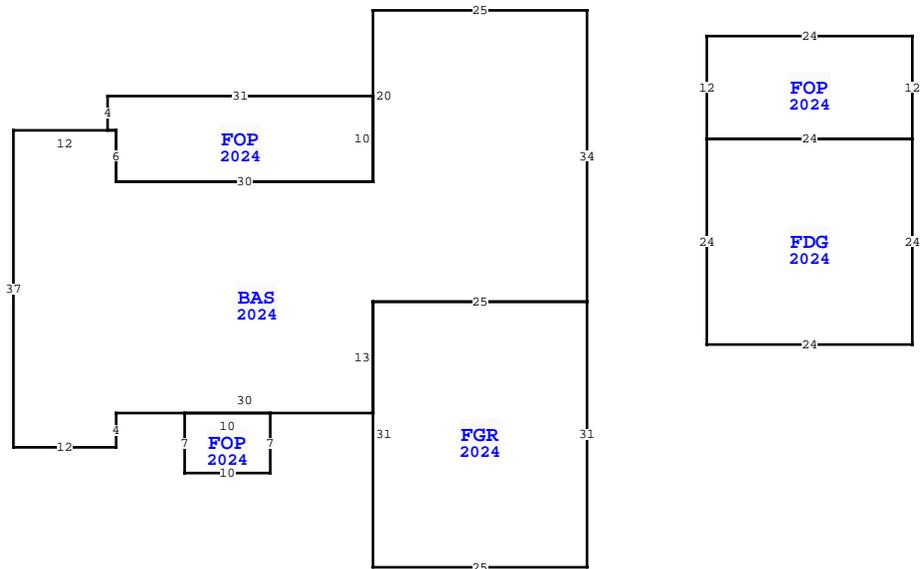


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	9316.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,104	100	2024
FDG	576	60	2024
FGR	775	55	2024
FOP	70	30	2024
FOP	288	30	2024
FOP	304	30	2024
TOTALS	4,117		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2024								
				Heated Area:	2104			HX Base Yr	2024		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		391,748	
TOTAL MARKET OB/XF VALUE		47,417	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		494,165	
SOH/AGL Deduction		132,663	
ASSESSED VALUE		361,502	
TOTAL EXEMPTION VALUE	HX HB VX	56,411	
BASE TAXABLE VALUE		305,091	
TOTAL JUST VALUE		494,165	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		494,069	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048740	Screen Enclosure	19,000	11/28/2023
000047971	Swimming Pool and	75,400	08/23/2023
000046995	New Residential C	350,000	04/19/2023
000046033	New Residential C	25,000	03/28/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1508/303	2/13/2024	QC	U	I	11	0
GRANTOR: WIDERGREN TODD E						
GRANTEE: WIDERGREN TODD E						
1472/858	7/27/2022	WD	Q	V	01	75,000
GRANTOR: GOLDEN MICHAEL ROSS						
GRANTEE: WIDERGREN TODD E						

EXTRA FEATURES		127 NW TREELINE GLN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0280	POOL R/CON	0 100
3	0282	POOL ENCL	0 100
4	0166	CONC, PAVMT	0 100

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	0	0	300.00	UT	3.00	3.00	100	2024	2023		100	900	
2	0280	POOL R/CON	0 100	27	15	405.00	UT	70.00	70.00	100	2024	2023		98	27,783	
3	0282	POOL ENCL	0 100	31	69	1,209.00	UT	15.00	15.00	100	2024	2023		90	16,322	
4	0166	CONC, PAVMT	0 100	0	0	804.00	UT	3.00	3.00	100	2024	2023		100	2,412	
<b>TOTAL OB/XF 47,417</b>																

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=70,10] W25 S20 W30 N6 W12 S37 E12 N4 E30 N13 E25 N34 \$	
FGR=[YR=2024;ORIG=45,44] E25 S31 W25 N31 \$	
FDG=[YR=2024;ORIG=84,25] E24 S24 W24 N24 \$	
FOP=[YR=2024;ORIG=45,20] W31 S4 E1 S6 E30 N10 \$	
FOP=[YR=2024;ORIG=84,13] E24 S12 W24 N12 \$	
FOP=[YR=2024;ORIG=23,57] E10 S7 W10 N7 \$	

LAND DESCRIPTION		TOTAL OB/XF 47,417																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							