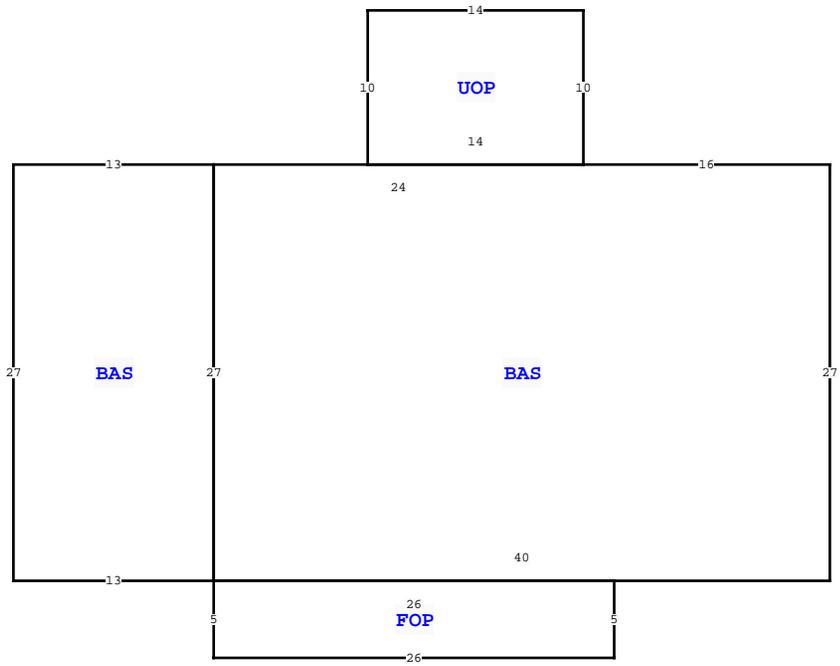


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	06	VINYL ASB	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	10316.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	351	100	
BAS	1,080	100	
FOP	130	30	
UOP	140	20	
TOTALS	1,701		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,498	113.3550	126.96	190,186	1979	1979	0	20	0	35.00	45.00	
1 SINGLE FAM 100% - 2023 Heated Area: 1431 HX Base Yr 2023													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			85,584	
TOTAL MARKET OB/XF VALUE			15,460	
TOTAL LAND VALUE - MARKET			12,000	
TOTAL MARKET VALUE			113,044	
SOH/AGL Deduction			6,003	
ASSESSED VALUE			107,041	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			55,630	
TOTAL JUST VALUE			113,044	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			110,569	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052387	Roof Replacement	12,062	02/20/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1477/1419	10/06/2022	QC	U	I	11	100

BUILDING NOTES						
GRANTOR: PERREAULT DALE H						
1470/1188	7/01/2022	WD	Q	I	01	112,000
GRANTOR: PERREAULT DALE H						
GRANTEE: LANE ANTHONY						

BUILDING DIMENSIONS						
BAS= W16 UOP= N10 W14 S10 E14\$ W24 BAS= W13 S27 E13 N27\$ S27						
FOP= S5 E26 N5 W26\$ E40 N27\$.						

EXTRA FEATURES														489 NW BRONCO TER, 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
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	250	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	500.00	50	2008	2008	3	50	250	
3	0252	LEAN-TO W/	0	100	30	10	1.00	UT	2,000.00	100	2023	2022		100	2,000	
4	0030	BARN, MT	0	100	24	30	1.00	UT	12,960.00	100	2023	2022		100	12,960	
TOTALS														15,460		

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	100		RSF/MS	90.00	150.00	1.00	AC		1.00	1.00	0.75	16,000.00	12,000.00	12,000							