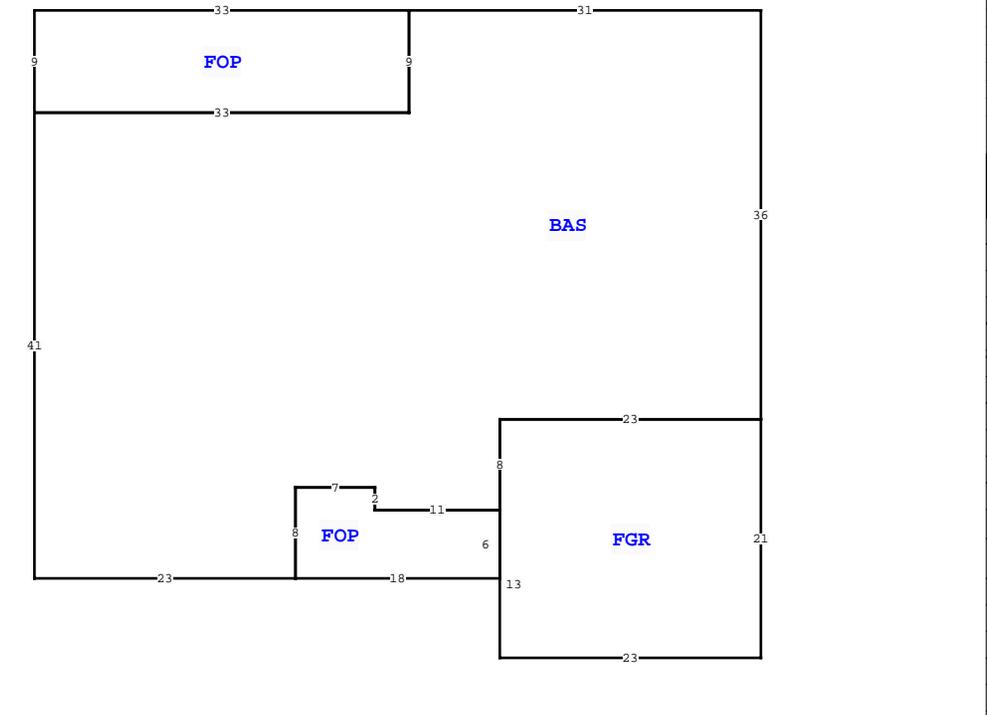


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	50%	2025									Heated Area: 2459	HX Base Yr 2025



Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	10416.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,459	100		2,459	260,940
FGR	483	55		266	28,227
FOP	122	30		37	3,926
FOP	297	30		89	9,444
TOTALS	3,361			2,851	302,537

1031 SW TROY ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	MLU

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	50	0	466.00	UT	3.00	3.00	100	2007	2007	3	100	1,398	
2	0169	FENCE/WOOD	0	50	0	1.00	UT	0.00	0.00	50	2019	2019	3	50	1,000	

TOTAL OB/XF 2,398

LAND DESCRIPTION																								
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	50		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			302,537	
TOTAL MARKET OB/XF VALUE			2,398	
TOTAL LAND VALUE - MARKET			35,000	
TOTAL MARKET VALUE			339,935	
SOH/AGL Deduction			0	
ASSESSED VALUE			339,935	
TOTAL EXEMPTION VALUE			HA HAB 13 169,968	
BASE TAXABLE VALUE			169,967	
TOTAL JUST VALUE			339,935	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			338,253	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24957	SFR	697	09/11/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1229/1652	2/08/2012	WD Q	Q	I	01	185,000
GRANTOR: CHARLES W 11 & DRUCIL						
GRANTEE: TIFFANY L & QUINTON						
1093/1547	8/21/2006	WD Q	Q	V		55,900
GRANTOR: KEVIN L SR & KEVIN JR						
GRANTEE: CHARLES W II & DRUC						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W31 FOP= W33 S9 E33 N9\$ S9 W33 S41 E23 FOP= E18 N6 W11 N2 W7 S8\$ N8 E7 S2 E11 FGR= S13 E23 N21 W23 S8\$ N8 E23 N36\$.