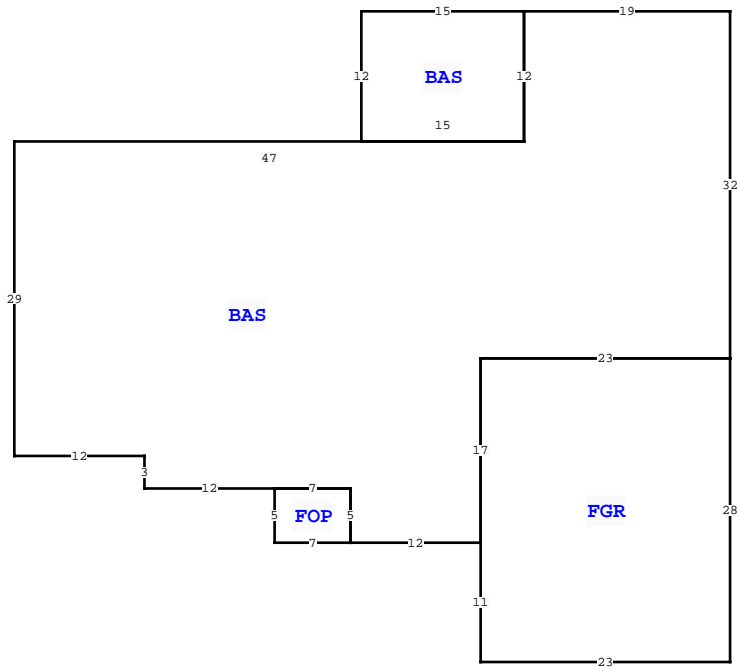


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

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%	- 1999								
Heated Area: 2268						HX Base Yr 1999					



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	180	100		180	17,688
BAS	2,088	100		2,088	205,178
FGR	644	55		354	34,786
FOP	35	30		10	983
TOTALS	2,947			2,632	258,635

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	100	0	0	0	1.50	1.50	100	1998	1998	3	100	909	
2	0258	PATIO	0	100	18	24	0	2.50	2.50	75	1998	1998	3	75	810	
3	0169	FENCE/WOOD	0	100	0	0	0	0.00	0.00	100	2019	2019	3	100	1,200	
4	0104	GENERATOR	0	100	0	0	0	6,000.00	6,000.00	100	2024	2023		85	5,100	
5	0060	CARPOT F	0	100	0	0	0	1,500.00	1,500.00	100	2024	2023		100	1,500	
6	0251	LEAN TO W/	0	100	0	0	0	600.00	600.00	100	2024	2023		100	600	

126 SW DEREK GLN, LAKE CITY			
BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE		258,635		
TOTAL MARKET OB/XF VALUE		10,119		
TOTAL LAND VALUE - MARKET		35,000		
TOTAL MARKET VALUE		303,754		
SOH/AGL Deduction		90,235		
ASSESSED VALUE		213,519		
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE		162,108		
TOTAL JUST VALUE		303,754		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		307,597		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048391	Electrical Servic	0	10/11/2023
14083	SFR	325	06/02/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1438/2346	5/26/2021	LE U	I	14		100
GRANTOR: COATES LARRY W						
GRANTEE: STEWART LISA						
0859/1338	5/27/1998	WD Q	V			21,500
GRANTOR: BAILEY						
GRANTEE: COATES						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W19 BAS= W15 S12 E15 N12\$ S12 W47 S29 E12 S3 E12 FOP= S5 E7 N5 W7\$ E7 S5 E12 FGR= S11 E23 N28 W23 S17\$ N17E23 N32\$.											

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							