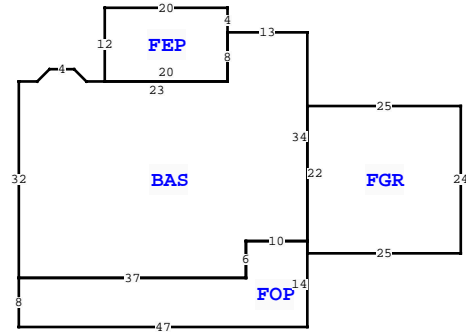
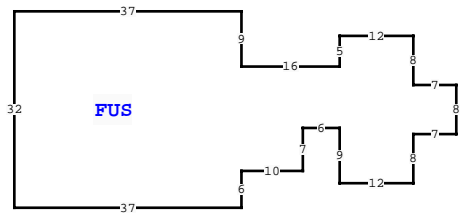


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	2. 2. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 06
NEIGHBORHOOD/LOC	10416.010 1.00/

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%	- 2002		Heated Area: 3318					HX Base Yr 2002	



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100		1,560	143,273
FEP	240	80		192	17,633
FGR	600	55		330	30,307
FOP	436	30		131	12,031
FUS	1,758	100		1,758	161,457
TOTALS	4,594			3,971	364,702

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	364,702			
TOTAL MARKET OB/XF VALUE	19,464			
TOTAL LAND VALUE - MARKET	35,000			
TOTAL MARKET VALUE	419,166			
SOH/AGL Deduction	146,719			
ASSESSED VALUE	272,447			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	221,036			
TOTAL JUST VALUE	419,166			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	424,095			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15797	POOL	75	07/19/1999
14305	SFR	550	07/24/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
0928/0976	6/13/2001	WD Q	Q	I		187,000
GRANTOR: DAVID & LOUANN BLACK						
GRANTEE: KERRY & MARIA SMITH						
0861/1749	6/23/1998	WD Q	Q	V		20,500
GRANTOR: BAILEY						
GRANTEE: BLACK						

176 SW PLATINUM GLN, LAKE CITY

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

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	2,205.00	UT	1.50	1.50	100	1999	1999	3	100	3,308	
3	0280	POOL R/CON	0	100	19	665.00	UT	35.00	35.00	100	1999	1999	3	40	9,310	
4	0294	SHED WOOD/	0	100	40	560.00	UT	5.00	5.00	100	1999	1999	3	100	2,800	
5	0166	CONC, PAVMT	0	100	0	1,289.00	UT	1.50	1.50	100	1999	1999	3	100	1,934	
6	0169	FENCE/WOOD	0	100	0	152.00	UT	6.00	6.00	100	1999	1999	3	100	912	
TOTALS															19,464	

BUILDING NOTES									

BUILDING DIMENSIONS
 BAS= W13 FEP= N4 W20 S12 E20 N8\$ S8 W23 U2 L2 W4 L2 D2 W3
 S32 FOP= S8 E47 N14 W10 S6 W37\$ E37 N6 E10 FGR= S2 E25 N24
 W25 S22\$ N34\$ PTR= N30 FUS= N8 E7 N8 W7 N8 W12 S5 W16 N9 W37
 S32 E37 N6 E10 N7 E6 S9 E12 \$ S30 \$ PTR= N30 E60 S30W60\$.

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							