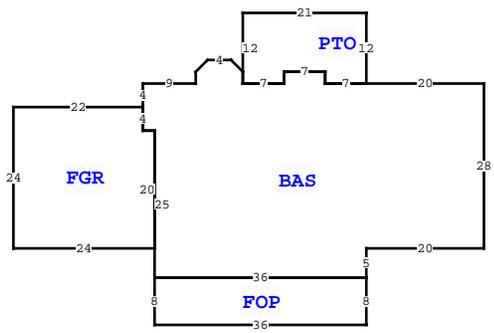
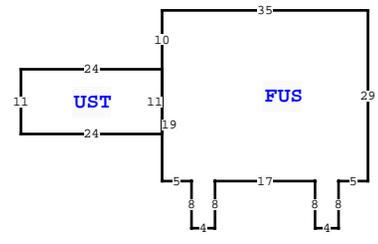


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	3,414	121.2728	138.25	471,986	2002	2002	0	0	24.73	75.27		
1 SINGLE FAM 100% - 2024 Heated Area: 2885 HX Base Yr 2024													



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	1,806	100		1,806	187,934
FGR	568	55		312	32,467
FOP	288	30		86	8,950
FUS	1,079	100		1,079	112,282
PTO	238	5		12	1,249
UST	264	45		119	12,383
TOTALS	4,243			3,414	355,264

187 SW BETHANY PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	2002	2002	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	1,992.00	UT	2.00	2.00	100	2002	2002	3	100	3,984	
3	0120	CLFENCE 4	0	100	0	300.00	UT	7.50	7.50	100	2007	2007	3	100	2,250	
4	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	5,000	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	355,264			
TOTAL MARKET OB/XF VALUE	12,434			
TOTAL LAND VALUE - MARKET	35,000			
TOTAL MARKET VALUE	402,698			
SOH/AGL Deduction	2,168			
ASSESSED VALUE	400,530			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	349,119			
TOTAL JUST VALUE	402,698			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	401,487			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050537	Roof Replacement	32,422	08/13/2024
19377	SFR	499	04/01/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1361/0693	5/19/2018	WD Q	Q	I	01	279,900
GRANTOR: BRIAN J & JODY A PINE						
GRANTEE: PATRICIA JENNIFER T						
1320/0665	8/12/2016	WD Q	Q	I	01	290,000
GRANTOR: ARTHUR JAMES & MELANI						
GRANTEE: BRIAN J & JODY A PI						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W20 PTO= N12 W21 S12 E7 N2 E7 S2 E7\$ W7 N2 W7 S2 W7 N2 L2 U2 W4 D2 L2 S2 W9 S4 FGR= W22 S24 E24 N20 W2 N4\$ S4 E2 S25 FOP= S8 E36 N8 W36\$ E36 N5 E20 N28\$ PTR= N40 FUS= N29 S35 S10 UST= W24 S11 E24 N11\$ S19 E5 S8 E4 N8E17 S8 E4 N8 E5 \$ S40\$.													

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							