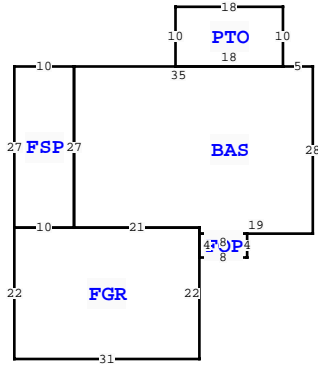
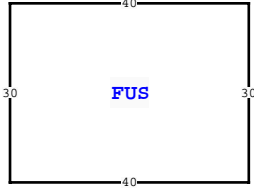




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	90
Exterior Wall	21	STONE	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	03	MASONRY	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			
0100	01	2,801	106.4090	119.18	333,823	2008	2008	0	0	0	17.00	83.00		
1 SINGLE FAM			100% - 2010	Heated Area: 2299				HX Base Yr 2010						



Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	10416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,099	100		1,099	108,713
FGR	682	55		375	37,095
FOP	32	30		10	989
FSP	270	40		108	10,683
FUS	1,200	100		1,200	118,703
PTO	180	5		9	891
TOTALS	3,463			2,801	277,073

277 SW TIMBER RIDGE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

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		3.00	100	2008	2008	3	100	5,994	

TOTAL OB/XF 5,994

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	25,000.00	25,000.00	25,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY				STANDARD
Tax Group: 3				Tax Dist:
BUILDING MARKET VALUE				277,073
TOTAL MARKET OB/XF VALUE				5,994
TOTAL LAND VALUE - MARKET				25,000
TOTAL MARKET VALUE				308,067
SOH/AGL Deduction				108,449
ASSESSED VALUE				199,618
TOTAL EXEMPTION VALUE	HX HB			51,411
BASE TAXABLE VALUE				148,207
TOTAL JUST VALUE				308,067
NCON VALUE				0
INCOME VALUE				
PREVIOUS YEAR MKT VALUE				308,905

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050030	Roof Replacement	15,700	06/03/2024
27131	SFR	926	06/30/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1167/2012	2/19/2009	WD	Q	I	01	202,600
GRANTOR: MARONDA HOMES INC						
GRANTEE: RALPH A MINSTER						
1134/1698	10/10/2007	WD	Q	V	02	468,000
GRANTOR: RML HOLDINGS INC						
GRANTEE: MARONDA HOMES INC						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W5 PTO= N10 W18 S10 E18\$ W35 FSP= W10 S27 E10 N27\$ S27	
FGR= W10 S22 E31 N22 W21\$ E21 S1 FOP= S4 E8 N4 W8\$ E19 N28\$	
PTR= N30 FUS= N30 W40 S30 E40\$ S30\$.	