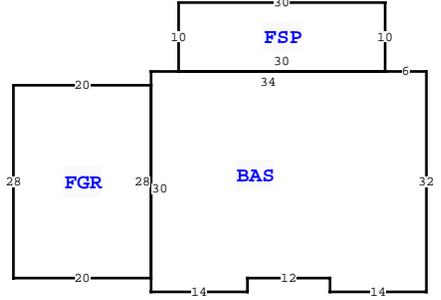
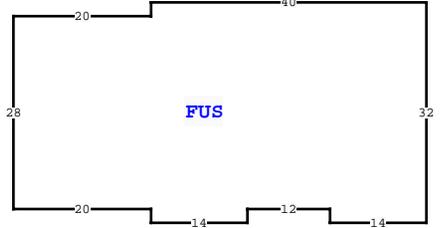


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	17 MSNRY STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	15 HARDTILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	5 100
Bathrooms	2.5 100
Frame	03 MASONRY 100
Stories	2. 2. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	02 02 100
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	1,256 100 1,256 122,773
FGR	560 55 308 30,107
FSP	300 40 120 11,730
FUS	1,816 100 1,816 177,512
TOTALS	3,932 3,500 342,122

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	3,500	103.3065	117.77	412,195	2008	2008	0	0	0	17.00	83.00		
1 SINGLE FAM 100% - 2022 Heated Area: 3072 HX Base Yr 2022														



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	342,122			
TOTAL MARKET OB/XF VALUE	50,742			
TOTAL LAND VALUE - MARKET	25,000			
TOTAL MARKET VALUE	417,864			
SOH/AGL Deduction	59,478			
ASSESSED VALUE	358,386			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	306,975			
TOTAL JUST VALUE	417,864			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	414,951			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33725	POOL	205	01/27/2016
27397	SFR	1,005	10/03/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1451/1164	10/27/2021	WD	Q	I	01	377,000
GRANTOR: COON ROBERT M						
GRANTEE: NUETZI WESTON GREGO						
1299/0785	7/31/2015	WD	U	I	12	178,000
GRANTOR: STONE FINANCING LLC						
GRANTEE: ROBERT M & KIMBERLY						

EXTRA FEATURES														379 SW TIMBER RIDGE DR, LAKE CITY			
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	2,130.00	UT	2.00	2.00	100	2008	2008	3	100	4,260	
2	0280	POOL R/CON	0	100	14	28	392.00	UT	70.00	70.00	100	2016	2016	3	82	22,501	
3	0282	POOL ENCL	0	100	24	39	936.00	UT	15.00	15.00	100	2016	2016	3	52	7,301	
4	0210	GARAGE U	0	100	20	24	480.00	UT	16.00	16.00	100	2016	2016	3	100	7,680	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	4,500	
6	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2022	2021		75	4,500	

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

BUILDING NOTES													
FUS=[ORIG=0,-30] N32 W40 S2 W20 S28 E20 S2 E14 N2 E12 S2 E14 \$													
BAS=[ORIG=0,0] W6 W34 S2 S30 E14 N2 E12 S2 E14 N32 \$													
FGR=[ORIG=-40,2] W20 S28 E20 N28 \$													
FSP=[ORIG=-6,0] N10 W30 S10 E30 \$													

BUILDING DIMENSIONS													
FUS=[ORIG=0,-30] N32 W40 S2 W20 S28 E20 S2 E14 N2 E12 S2 E14 \$													
BAS=[ORIG=0,0] W6 W34 S2 S30 E14 N2 E12 S2 E14 N32 \$													
FGR=[ORIG=-40,2] W20 S28 E20 N28 \$													
FSP=[ORIG=-6,0] N10 W30 S10 E30 \$													

LAND DESCRIPTION														TOTAL OB/XF 50,742										
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							