

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	50
Exterior Wall	31	VINYL SID	50
Roof Structure	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	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		3	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
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	10416.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,335	100	
FGR	500	55	
FOP	24	30	
FOP	135	30	
PTO	162	5	
TOTALS	2,156		

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%	- 2000		Heated Area: 1335					HX Base Yr 2000	

EXTRA FEATURES																
L	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	15	60	900.00	UT	1.40	1.40	100	0	0	3	100	1,260
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200
3	0169	FENCE/WOOD	0	100	0	0	350.00	UT	7.50	7.50	40	1993	1993	3	40	1,050
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	600
5	0030	BARN,MT	0	100	0	0	1.00	UT	8,500.00	8,500.00	100	2025	2024		100	8,500

LAND DESCRIPTION												TOTAL OB/XF													
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			
Tax Group: 3			STANDARD
Tax Dist:			
BUILDING MARKET VALUE			147,391
TOTAL MARKET OB/XF VALUE			12,610
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			195,001
SOH/AGL Deduction			70,384
ASSESSED VALUE			124,617
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			73,206
TOTAL JUST VALUE			195,001
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			195,001

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049427	Storage Building	13,000	03/14/2024
31963	MAINT/ALTR	40	05/16/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0877/1943	3/31/1999	WD	Q	I		87,900
GRANTOR: REBECCA PARK ALLBRITT						
GRANTEE: POCOCK						
0769/0690	12/30/1992	WD	Q	I		73,500
GRANTOR: NORTH CONST						
GRANTEE: REBECCA PARK						

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

BUILDING NOTES	
444 SW EMERALD ST, LAKE CITY	

BUILDING DIMENSIONS	
BAS= W7 PTO= N6 W27 S6 E27\$FOP= W27 S5 E27 N5\$ S5 W27 N16 W26 S2 W1 S6 E1 S12 FGR= S20 E25 N20 W25\$ E25 S16 E18 FOP= S6 E4 N6 W4\$ E4 S6 E13 N31\$.	