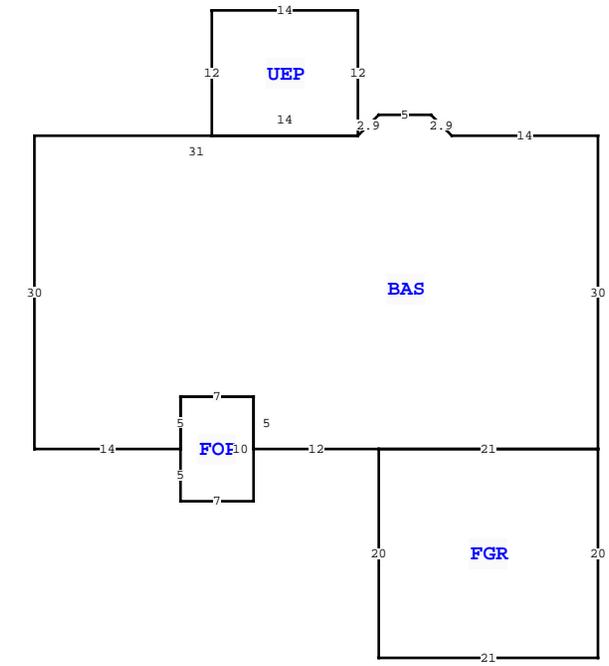


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 70
Exterior Wall	31 VINYL SID 30
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 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

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%	- 2005								
Heated Area: 1599						HX Base Yr 2005					



MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	11416.050	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,599	100		1,599	153,503
FGR	420	55		231	22,176
FOP	70	30		21	2,016
UEP	168	60		101	9,696
TOTALS	2,257			1,952	187,391

285 SW WOODVIEW WAY, LAKE CITY

BLD DATE	LGL DATE	04/03/2025	MLU
XF DATE	LAND DATE		
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	0166	CONC, PAVMT	0	100	0	0	803.00	UT	2.00	2.00	100	2002	2002	3	100	1,606	
2	0296	SHED METAL	0	100	15	20	300.00	UT	11.00	11.00	100	2009	2009	3	100	3,300	
3	0060	CARPORT F	0	100	20	40	800.00	UT	4.50	4.50	100	2009	2009	3	100	3,600	
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
5	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	

TOTAL OB/XF 13,406

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	DPTH 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-2	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			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			187,391
TOTAL MARKET OB/XF VALUE			13,406
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			235,797
SOH/AGL Deduction			80,019
ASSESSED VALUE			155,778
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			104,367
TOTAL JUST VALUE			235,797
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			238,785

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048289	Roof Replacement	22,200	09/28/2023
000045678	Electrical Servic	0	10/14/2022
20009	SFR	295	10/01/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1283/1974	10/21/2014	WD	U	I	30	100
GRANTOR: CHARLES E WHITE						
GRANTEE: CHARLES & MARY N WH						
1031/1478	11/22/2004	WD	Q	I		137,900
GRANTOR: RANDY ELLIS						
GRANTEE: CHARLES & DORIS J W						

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W14 L2 U2 W5 D2 L2 UEP= N12 W14 S12 E14\$ W31 S30 E14 FOP= S5 E7 N10 W7 S5\$ N5 E7 S5 E12 FGR= S20 E21 N20 W21\$ E21 N30\$.											