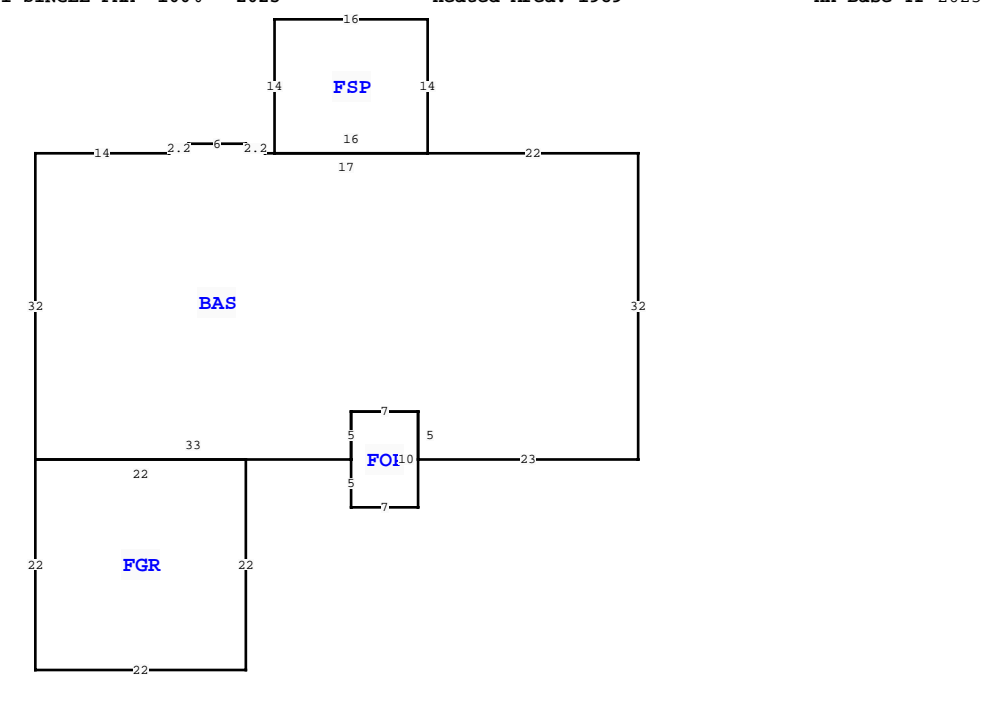


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 100				
Roof Structur	08 IRREGULAR 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 80				
Interior Floor	15 HARDTILE 20				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
Frame	02 WOOD FRAME 100				
Stories	1. 1. 100				
Architectural	05 CONV 100				
Units	0 100				
Quality	06 06				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	11416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,989	100		1,989	234,600
FGR	484	55		266	31,375
FOP	70	30		21	2,477
FSP	224	40		90	10,616
TOTALS	2,767			2,366	279,067

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,366	122.4531	137.15	324,497	2011	2011	0	0	14.00	86.00		
1 SINGLE FAM 100% - 2025 Heated Area: 1989 HX Base Yr 2025													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		279,067	
TOTAL MARKET OB/XF VALUE		6,090	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		320,157	
SOH/AGL Deduction		0	
ASSESSED VALUE		320,157	
TOTAL EXEMPTION VALUE		HX HB SX 101,411	
BASE TAXABLE VALUE		218,746	
TOTAL JUST VALUE		320,157	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		323,402	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27920	SFR	791	07/01/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1469/2765	5/25/2022	WD Q	Q	I	01	310,000
GRANTOR: MCCORMICK ROBIN						
GRANTEE: GETTMAN MARK						
1379/1194	2/28/2019	LE U	I	14		100
GRANTOR: ROBERT J POHUSKI (ENH)						
GRANTEE: ROBIN MCCORMICK (RM)						

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		1,245.00	UT	2.00				2,490	
2	0169	FENCE/WOOD	0	100	0	0		1.00	UT	0.00				800	
3	0296	SHED METAL	0	100	0	0		1.00	UT	0.00				600	
4	0296	SHED METAL	0	100	0	0		1.00	UT	2,200.00				2,200	

123 SW LUCILE CT, LAKE CITY

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W22 W17 U1L2 W6 D1L2 W14 S32 E33 N5 E7 S5 E23 N32 \$	
FGR=[ORIG=-63,32] S22 E22 N22 W22 \$	
FSP=[ORIG=-22,0] N14 W16 S14 E16 \$	
FOP=[ORIG=-30,32] S5 E7 N10 W7 S5 \$	

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							