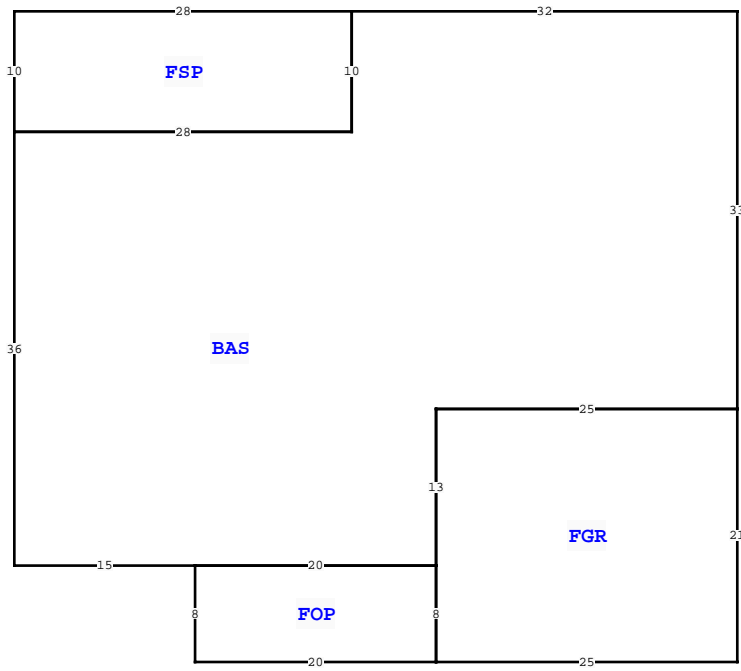


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,604	119.1456	133.44	347,478	2016	2016	0	0	0	9.00	91.00		
1 SINGLE FAM 100% - 2026 Heated Area: 2155 HX Base Yr 2026														



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	2,155	100		2,155	261,682
FGR	525	55		289	35,093
FOP	160	30		48	5,829
FSP	280	40		112	13,600
TOTALS	3,120			2,604	316,205

510 SW MAYFAIR LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	MLU

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	1,477.00	UT	2.00	2.00	100	2016	2016	3	100	2,954	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			316,205
TOTAL MARKET OB/XF VALUE			2,954
TOTAL LAND VALUE - MARKET			70,000
TOTAL MARKET VALUE			389,159
SOH/AGL Deduction			106,084
ASSESSED VALUE			283,075
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			231,664
TOTAL JUST VALUE			389,159
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			357,634

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054573	Storage Building	21,300	11/25/2025
33784	SFR	880	02/23/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1539/430	5/01/2025	QC	U	I	11	100

GRANTOR: CARPENTER RAENITA S
 GRANTEE: GOTTSCHALK RICK
 1325/1354 11/14/2016 LE U V 14 144,000
 GRANTOR: RICK & ROBIN R GOTTSCHALK
 GRANTEE: RAENITA S CARPENTER

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W32 FSP= W28 S10 E28 N10\$ S10 W28 S36 E15 FOP= S8 E20 N8 W20\$ E20 FGR= S8 E25 N21 W25 S13\$ N13 E25 N33\$.													

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							
2	0000	C	VAC RES	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							