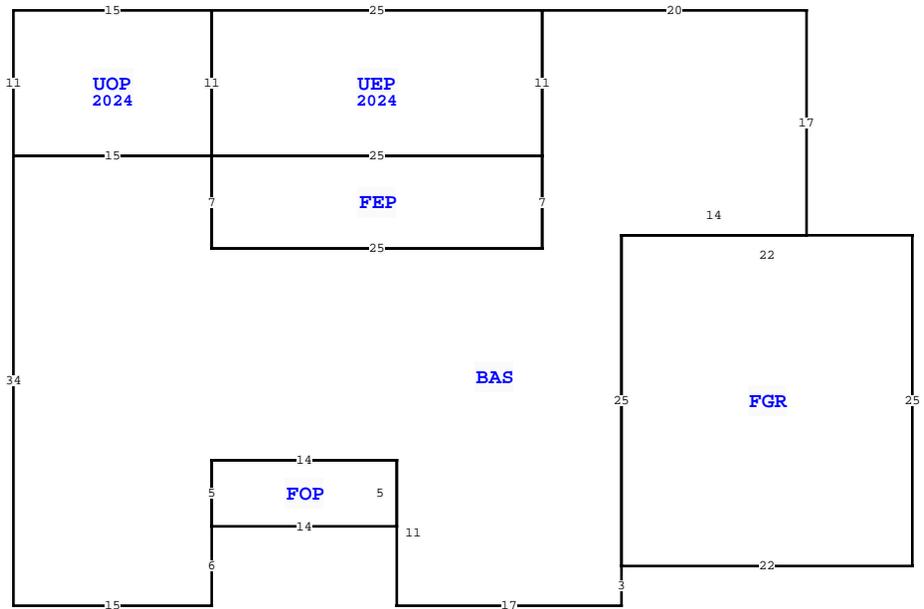




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	70
Exterior Wall	31	VINYL SID	30
Roof Structure		N/A	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR 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	11416.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,539	100	
FEP	175	80	
FGR	550	55	
FOP	70	30	
UEP	275	60	2024
UOP	165	20	2024
TOTALS	2,774		

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%	- 2016								
				Heated Area: 1539			HX Base Yr 2016				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			178,979
TOTAL MARKET OB/XF VALUE			3,667
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			217,646
SOH/AGL Deduction			70,396
ASSESSED VALUE			147,250
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			95,839
TOTAL JUST VALUE			217,646
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			220,473

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1298/1045	7/23/2015	WD	Q	I	01	126,900
GRANTOR: JOSEPH W & GWENDALYN						
GRANTEE: DARSHIK I & DIPIKA						
1183/1821	10/30/2009	WD	Q	I	01	125,000
GRANTOR: PHILLIP & MARIE SMITH						
GRANTEE: JOSEPH W & GWENDALY						

EXTRA FEATURES		218 SW EDNA CT, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0169	FENCE/WOOD	0 100
3	0120	CLFENCE 4	0 100
4	0294	SHED WOOD/	0 100

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	1,231.00	UT	1.50	1.50	100	1995	1995	3	100	1,847	
2	0169	FENCE/WOOD	0 100	0	0	240.00	UT	7.50	7.50	50	1995	1995	3	50	900	
3	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	120	
4	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	800	
<b>TOTAL OB/XF 3,667</b>																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W20 S11 S7 W25 N7 W15 S34 E15 N6 N5 E14 S11 E17 N3 N25 E14 N17 \$	
FGR=[ORIG=-14,42] E22 N25 W22 S25 \$	
FEP=[ORIG=-20,11] W25 S7 E25 N7 \$	
FOP=[ORIG=-45,39] E14 N5 W14 S5 \$	
UEP=[YR=2024;ORIG=-45,0] E25 S11 W25 N11 \$	
UOP=[YR=2024;ORIG=-60,0] E15 S11 W15 N11 \$	

LAND DESCRIPTION		TOTAL OB/XF 3,667																						
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							