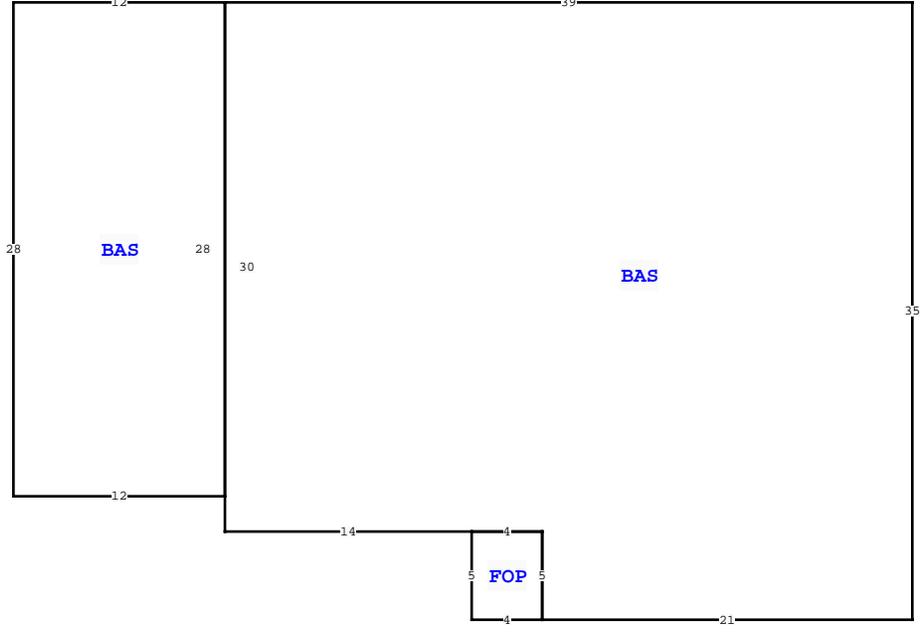


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	60
Exterior Wall	12	CEDAR	40
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	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	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11517.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	336	100	
BAS	1,275	100	
FOP	20	30	
TOTALS	1,631		1,617 104,483

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	SINGLE FAM	100%	2023		183,303	1992	1992	0	0	10	33.00	57.00
				Heated Area:	1611			HX Base Yr	2023			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			104,483
TOTAL MARKET OB/XF VALUE			536
TOTAL LAND VALUE - MARKET			22,000
TOTAL MARKET VALUE			127,019
SOH/AGL Deduction			7,493
ASSESSED VALUE			119,526
TOTAL EXEMPTION VALUE	HX HB DX		56,411
BASE TAXABLE VALUE			63,115
TOTAL JUST VALUE			127,019
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			121,852
SALE:1:1: LOT 4, MYRTIS ESTATES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1560/2611	2/12/2026	LE U		I	14	100
GRANTOR: GREEN JEFFERY MICHAEL						
GRANTEE: MERRITT CHRISTIAN (						
1474/1433	8/31/2022	PB U		I	18	0
GRANTOR: HAYS PATRICIA A						
GRANTEE: GREEN JEFFERY MICHA						

EXTRA FEATURES		1036 SE MYRTIS RD, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC, PAVMT	1.40
2	0294	SHED WOOD/	0.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/08/2026		MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W39 BAS= W12 S28 E12 N28\$ S30 E14 FOP= S5 E4 N5 W4\$ E4 S5 E21 N35\$.	

LAND DESCRIPTION		TOTAL OB/XF															536							
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		00	106.00	300.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							