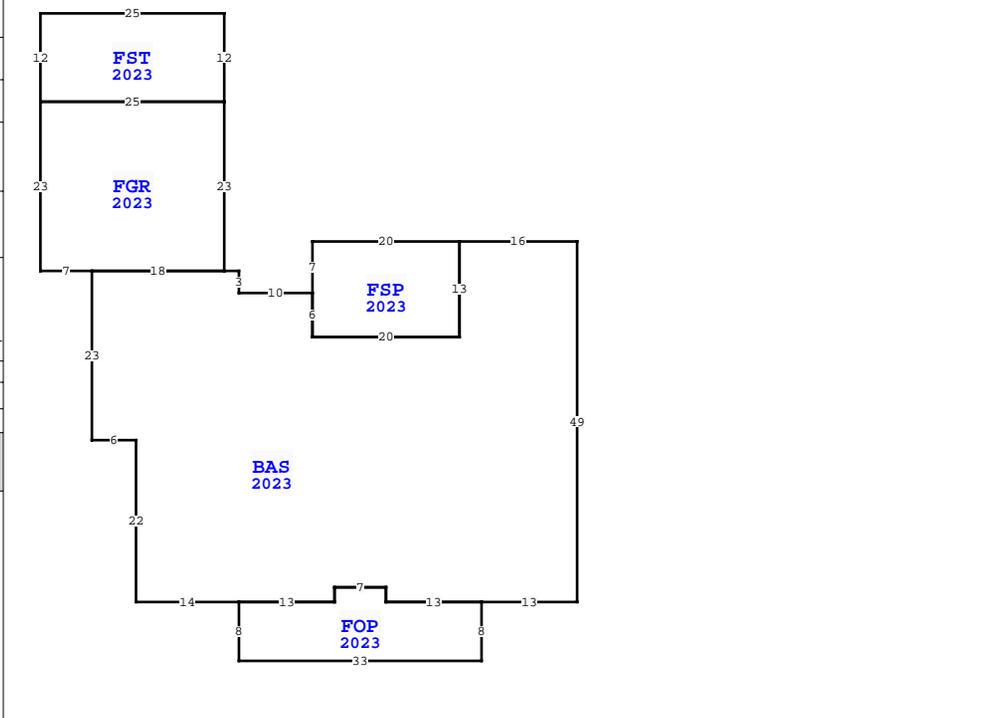


ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Exterior Wall	00	N/A 0
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 50
Interior Floor	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
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%	- 2023								
Heated Area: 2678										HX Base Yr 2023	



MAP NUM	MKT AREA	01			
NEIGHBORHOOD/LOC	12315.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,678	100	2023	2,678	365,517
FGR	575	55	2023	316	43,131
FOP	278	30	2023	83	11,328
FSP	260	40	2023	104	14,195
FST	300	55	2023	165	22,521
TOTALS	4,091			3,346	456,691

162 NW DOGWOOD TER, LAKE CITY

BLD DATE	LGL DATE	04/22/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			456,691	
TOTAL MARKET OB/XF VALUE			58,911	
TOTAL LAND VALUE - MARKET			48,000	
TOTAL MARKET VALUE			563,602	
SOH/AGL Deduction			227,456	
ASSESSED VALUE			336,146	
TOTAL EXEMPTION VALUE	SX HX HB		101,411	
BASE TAXABLE VALUE			234,735	
TOTAL JUST VALUE			563,602	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			570,931	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046193	Screen Enclosure	15,000	01/03/2023
000045867	Swimming Pool and	45,000	11/08/2022
000044409	Storage Building	8,500	05/11/2022
000043660	New Residential C	300,000	02/07/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1456/2375	1/10/2022	WD Q	Q	V	01	67,500
GRANTOR: TOWNSEND KENNETH R &						
GRANTEE: WILLIAMS FAMILY TRU						
0803/0390	2/13/1995	WD Q	Q	V		24,100
GRANTOR: EVERETT W & DEBORAH M						
GRANTEE: KENNETH R & KATHY H						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=-30,37] S23 E6 S22 E14 E13 N2 E7 S2 E13 E13 N49 W16 S13 W20 N6 W10 N3 W2 W18 \$	
FGR=[YR=2023;ORIG=-37,14] S23 E7 E18 N23 W25 \$	
FST=[YR=2023;ORIG=-37,2] S12 E25 N12 W25 \$	
FOP=[YR=2023;ORIG=-10,82] S8 E33 N8 W13 N2 W7 S2 W13 \$	
FSP=[YR=2023;ORIG=0,33] S7 S6 E20 N13 W20 \$	

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	UT	3.00	3.00	100	2023	2022		100	1,830	
2	0030	BARN, MT	0	100	36	21	UT	18.00	18.00	100	2023	2022		100	13,608	
3	0280	POOL R/CON	0	100	27	14	UT	70.00	70.00	100	2023	2022		95	25,137	
4	0282	POOL ENCL	0	100	38	26	UT	15.00	15.00	100	2023	2022		80	11,856	
5	0166	CONC, PAVMT	0	100	0	0	UT	3.00	3.00	100	2023	2022		100	3,780	
6	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2023	2022		100	1,200	
7	0169	FENCE/WOOD	0	100	0	0	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	
TOTAL OB/XF															58,911	

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	60,000.00	48,000.00	48,000							