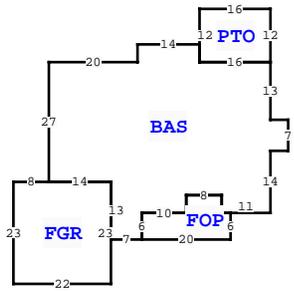
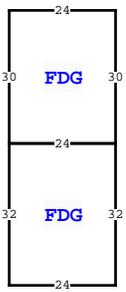


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	08 SHT VINYL 50
Interior Floo	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
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	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
0100	01	2,923	123.7720	141.10	412,435	1990	1990	0	0	35.00	65.00
1 SINGLE FAM 100% - 2001 Heated Area: 1696 HX Base Yr 2001											



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	1,696	100		1,696	155,549
FDG	720	60		432	39,621
FDG	768	60		461	42,281
FGR	506	55		278	25,497
FOP	152	30		46	4,219
PTO	192	5		10	917
TOTALS	4,034			2,923	268,083

388 NW DOGWOOD TER, LAKE CITY

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

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		268,083	
TOTAL MARKET OB/XF VALUE		10,000	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		338,083	
SOH/AGL Deduction		145,233	
ASSESSED VALUE		192,850	
TOTAL EXEMPTION VALUE		56,411	
BASE TAXABLE VALUE		136,439	
TOTAL JUST VALUE		338,083	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		322,671	

XFOB:2:1: 5198 FT CONCRETE.
SALE:1:1: LOT 7, BLOCK B, OAKHAVEN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051092	Generator	0	10/15/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1556/2683	12/09/2025	LE	U	I	14	100
GRANTOR: THEISS SHIRLEY (ENH L)						
GRANTEE: ROOSSETER TAMMY LYN						
0872/1776	1/08/1999	WD	Q	I		151,000
GRANTOR: LAWSON						
GRANTEE: THEISS						

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1990	1990	3	100	1,500	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	800.00	800.00	100	2023	2022		100	800	
4	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

BUILDING NOTES

BUILDING DIMENSIONS
 BAS=[ORIG=0,0] W14 S4 W20 S27 E14 S13 E7 N6 E10 N4 E8 S4 E11 N14 E4 N7 W4 N13 W16 N4 \$
 FDG=[ORIG=0,-30] N32 W24 S32 E24 \$
 FDG=[ORIG=0,-62] N30 W24 S30 E24 \$
 FGR=[ORIG=-34,31] W8 S23 E22 N23 W14 \$
 PTO=[ORIG=16,4] N12 W16 S12 E16 \$
 FOP=[ORIG=-13,44] E20 N6 W2 N4 W8 S4 W10 S6 \$

LAND DESCRIPTION												TOTAL OB/XF												10,000				
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	1.00	60,000.00	60,000.00	60,000											