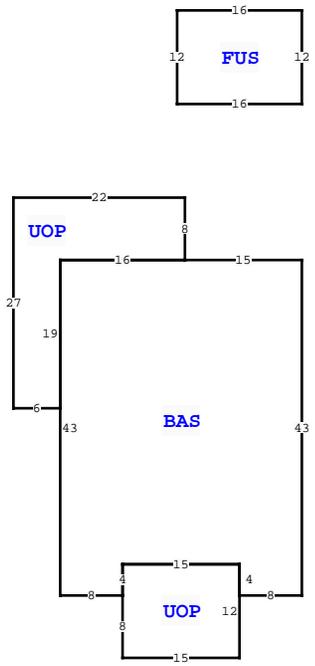


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	02	MIN PLYWD	50
Interior Floo	06	VINYL ASB	50
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.5	1.5	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	12316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,273	100	
FUS	192	100	
UOP	180	20	
UOP	180	20	
UOP	290	20	
TOTALS	2,115		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,595	58.5569	66.75	106,466	1980	1980	0	0	0	35.00	65.00	
1 SINGLE FAM 0% - 2025 Heated Area: 1465 HX Base Yr													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 2	3
VALUATION BY			VALUATION SUMMARY	
Tax Group: 3	Tax Dist:		STANDARD	
BUILDING MARKET VALUE			81,295	
TOTAL MARKET OB/XF VALUE			12,330	
TOTAL LAND VALUE - MARKET			64,000	
TOTAL MARKET VALUE			157,625	
SOH/AGL Deduction			0	
ASSESSED VALUE			157,625	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			157,625	
TOTAL JUST VALUE			157,625	
NCON VALUE			0	
INCOME VALUE			0	
PREVIOUS YEAR MKT VALUE			139,835	

SALE:2:1: ONE AND THE SAME			
BLDG:2:1: CHAR MH			
LAND:2:1: 3 BLDG'S:7 AC NOT UNDER AE-NO NEED TO DI			
LAND:1:1: JOINS 02091-004			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
30114	M H	375	03/01/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1548/1407	2/14/2024	WD	U	I	11	100
GRANTOR: MOORE FRANK KENNETH						
GRANTEE: THOMAS RANDAL D						
1386/1584	6/11/2019	WD	U	I	30	0
GRANTOR: FRANK K & ELIZABETH A						
GRANTEE: FRANK KENNETH & ELI						

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	0210	GARAGE U	0	0	24	40	1.00	UT	0.00	100	1993	1993	3	100	3,000	
2	0060	CARPORT F	0	0	18	20	360.00	UT	5.00	60	1993	1993	3	60	1,080	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	100	2008	2008	3	100	1,200	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	100	2008	2008	3	100	800	
5	9947	Septic	0	0	0	0	2.00	UT	3,000.00	100			3	100	6,000	
6	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	100	2014	2014	3	100	50	
7	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	100	2014	2014	3	100	200	

173 NW MAXMORE DR, LAKE CITY										BLD DATE		LGL DATE		
										XF DATE		LAND DATE	05/11/2026	MLU
										INC DATE		AG DATE	10/16/2023	SPF
										TOTAL OB/XF 12,330				

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W15 UOP= N8 W22 S27 E6 N19 E16\$ W16 S43 E8 UOP= S8 E15 N12 W15 S4\$ N4 E15 S4 E8 N43\$ PTR= N20 FUS= N12 W16 S12 E16\$ S20\$ PTR=N20 E40 UOP= E15 N12 W15 S12\$ S20 W40\$.									

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	0					8.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	64,000							

