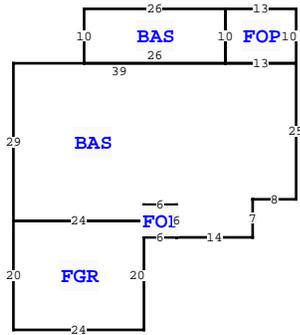
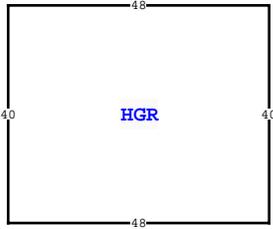


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	15	HARDTILE 80
Interior Floor	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,938	134.9568	153.85	452,011	2011	2011	0	0	14.00	86.00		
1 SINGLE FAM 100% - 2013 Heated Area: 1760 HX Base Yr 2013													



Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	12416.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	260	100		260	34,401
BAS	1,500	100		1,500	198,467
FGR	480	55		264	34,930
FOP	36	30		11	1,455
FOP	130	30		39	5,160
HGR	1,920	45		864	114,316
TOTALS	4,326			2,938	388,729

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 2		Tax Dist:		
BUILDING MARKET VALUE		388,729		
TOTAL MARKET OB/XF VALUE		8,166		
TOTAL LAND VALUE - MARKET		52,500		
TOTAL MARKET VALUE		449,395		
SOH/AGL Deduction		140,751		
ASSESSED VALUE		308,644		
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE		257,233		
TOTAL JUST VALUE		449,395		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		447,015		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051590	Roof Replacement	11,429	11/21/2024
000051591	Roof Replacement	15,679	11/21/2024
36919	ADDN SFR	178	07/02/2018
29477	SFR	678	06/14/2011
29478	PLANE HNGR	344	06/14/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1435/2734	4/26/2021	WD	Q	V	04	21,000
GRANTOR: CORBETT MICHAEL T						
GRANTEE: DECKER DANIEL B						
1212/2769	4/12/2011	WD	Q	V	03	75,000
GRANTOR: RAYMOND SESSIONS JR						
GRANTEE: DANIEL B & JEANNE H						

EXTRA FEATURES														BLD DATE	LGL DATE	MLU
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	4,083.00	UT	2.00	2.00	100	2011	2011	3	100	8,166	

BUILDING NOTES		
1907 SW SISTERS WELCOME RD, LAKE CITY		

BUILDING DIMENSIONS
 BAS= W13 BAS= N10 W26 S10 E26\$ W39 S29 FGR= S20 E24 N20 W24\$
 E24 FOP= S3 E6 N6 W6 S3\$ N3 E6 S6 E14 N7 E8 N25\$ FOP= N10 W13
 S10 E13\$ PTR= N30 HGR= N40 W48 S40 E48\$ S30\$.

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		RMF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000									
2	0000	C	VAC RES	0		RMF-1	0.00	0.00	0.50	LT		1.00	1.00	1.00	35,000.00	35,000.00	17,500									