

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	100
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
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
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
BAS	2,363	100	
FGR	504	55	
FOP	88	30	
HGR	1,840	45	
TOTALS	4,795		

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%	- 2006								
				Heated Area: 2363			HX Base Yr 2006				

HGR

BAS

FGR

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		410,866	
TOTAL MARKET OB/XF VALUE		2,645	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		448,511	
SOH/AGL Deduction		141,451	
ASSESSED VALUE		307,060	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		255,649	
TOTAL JUST VALUE		448,511	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		453,647	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054598	Roof Replacement	40,065	12/01/2025
24051	PLANE HNGR	225	01/19/2006
22403	SFR	657	10/19/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1233/1367	3/16/2012	WD	U	I	14	100

GRANTOR: WILLIAM T & BETSY A F
GRANTEE: FOTI FAMILY REVOCAB
1017/1197 6/02/2004 WD Q V 44,000
GRANTOR: BOO CORPORATION
GRANTEE: WILLIAM T & BETSY A

EXTRA FEATURES		2193 SW SISTERS WELCOME RD, LAKE CITY														
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			2.50	100	2005	2005	3	100	2,145	
2	0258	PATIO	0	100	0	0			0.00	100	2009	2009	3	100	500	

LAND DESCRIPTION		TOTAL OB/XF 2,645																						
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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W13 N7 L6 U6 W11 D6 L6 S7 W20 S35 FGR= S24 E22 N20 W6 N4 W16\$ E16 S4 E6 FOP= E17 N4 W12 N4 W5 S8\$ N8 E5 S4 E12 S8 E17 N43\$ PTR= N30 HGR= N46 W40 S46 E40\$ S30\$.	