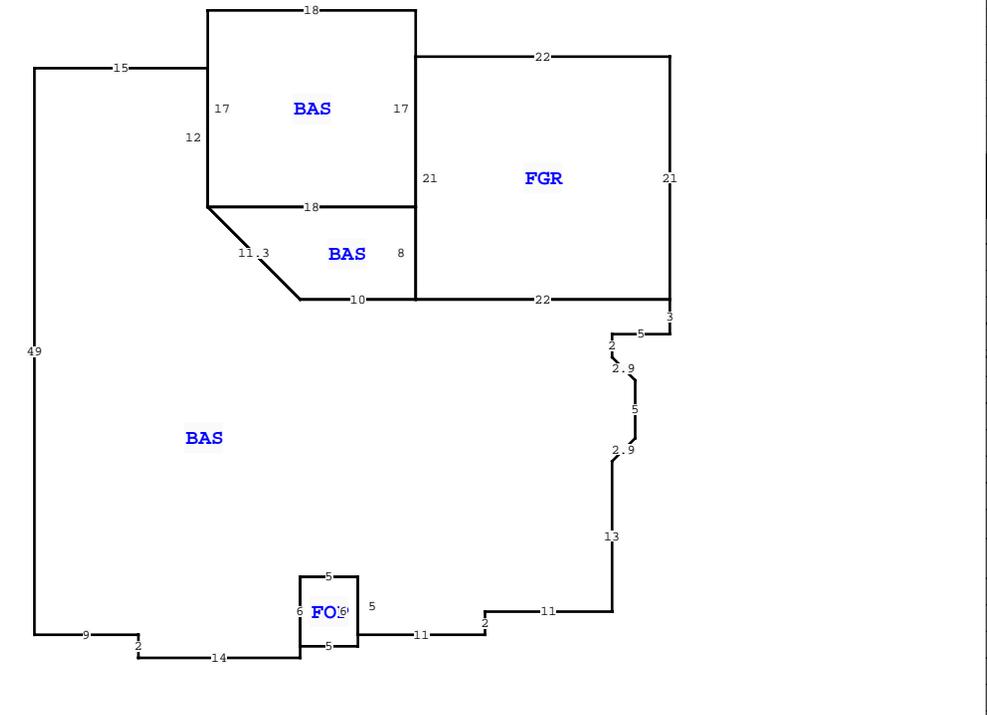


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 70
Interior Floor	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating 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

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%	- 2022									



Quality		06 06			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC		12416.00 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	112	100		112	12,229
BAS	306	100		306	33,413
BAS	1,792	100		1,792	195,674
FGR	462	55		254	27,735
POP	30	30		9	982
TOTALS	2,702			2,473	270,035

184 SW LUCY CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

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	0	2.13	2.13	100	2006	2006	3	100	5,449	
2	0258	PATIO	0	100	0	0	0	0.00	0.00	100	2009	2009	3	100	600	
3	0296	SHED METAL	0	100	0	0	0	0.00	0.00	100	2014	2014	3	100	800	

TOTAL OB/XF 6,849

LAND DESCRIPTION																								
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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1			2		
VALUATION SUMMARY								
VALUATION BY			STANDARD					
Tax Group: 2			Tax Dist:					
BUILDING MARKET VALUE			270,035					
TOTAL MARKET OB/XF VALUE			6,849					
TOTAL LAND VALUE - MARKET			35,000					
TOTAL MARKET VALUE			311,884					
SOH/AGL Deduction			36,876					
ASSESSED VALUE			275,008					
TOTAL EXEMPTION VALUE			HX HB 13 275,008					
BASE TAXABLE VALUE			0					
TOTAL JUST VALUE			311,884					
NCON VALUE			0					
INCOME VALUE								
PREVIOUS YEAR MKT VALUE			310,538					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049707	Roof Replacement	33,402	04/30/2024
27983	ADDN SFR	195	07/30/2009
23380	SFR	549	07/13/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1447/72	9/03/2021	WD	Q	I	01	280,000
GRANTOR: GUNTHER PASCAL						
GRANTEE: ACEVEDO FRANCISCO E						
1436/2703	4/22/2021	WD	Q	I	01	250,000
GRANTOR: MALLOY WILLIAM F JR &						
GRANTEE: GUNTHER PASCAL						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W15 S49 E9 S2 E14 N1 POP= E5 N6 W5 S6\$ N6 E5 S5 E11 N2 E11 N13 U2 R2 N5 L2 U2 N2 E5 N3 FGR= N21 W22 S21 E22\$ W22 BAS= N8 BAS= N17 W18 S17 E18\$ W18 D8 R8 E10\$ W10 L8 U8 N12\$.												