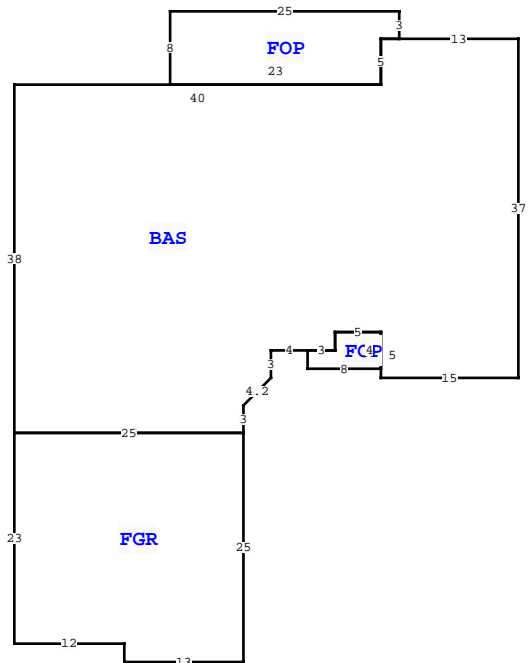




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	50		
Interior Floor	15	HARDTILE	50		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	03	MASONRY	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
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	1,944	100		1,944	210,388
FGR	601	55		331	35,822
FOP	26	30		8	866
FOP	190	30		57	6,169
TOTALS	2,761			2,340	253,244

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,340	119.2950	133.61	312,647	2006	2006	0	0	19.00	81.00
1 SINGLE FAM 50% - 2021 Heated Area: 1944 HX Base Yr 2021											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2			Tax Dist:	
BUILDING MARKET VALUE			253,244	
TOTAL MARKET OB/XF VALUE			4,340	
TOTAL LAND VALUE - MARKET			35,000	
TOTAL MARKET VALUE			292,584	
SOH/AGL Deduction			44,812	
ASSESSED VALUE			247,772	
TOTAL EXEMPTION VALUE			51,411	
BASE TAXABLE VALUE			196,361	
TOTAL JUST VALUE			292,584	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			295,711	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053344	Roof Replacement	24,159	06/10/2025
23527	SFR	540	08/23/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1561/318	2/13/2026	QC	U	I	11	0
GRANTOR: CERVANTES JOSE F						
GRANTEE: CERVANTES OLGA E						
1418/1399	8/28/2020	WD	Q	I	01	229,000
GRANTOR: JAMES B WEST						
GRANTEE: JOSE F & OLGA E CER						

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	50	0	0		1,216.00	UT	2.50				3,040	
2	0296	SHED METAL	0	50	0	0		1.00	UT	0.00				1,300	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		04/14/2026 MLU	
185 SW LUCY CT, LAKE CITY			

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W13 FOP= N3 W25 S8 E23 N5 E2\$ W2 S5 W40 S38 FGR= S23 E12 S2 E13 N25 W25 \$ E25 N3 R3 U3 N3 E4 FOP= S2 E8 N4 W5 S2 W3\$ E3 N2 E5 S5 E15 N37\$.	

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	50		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000									