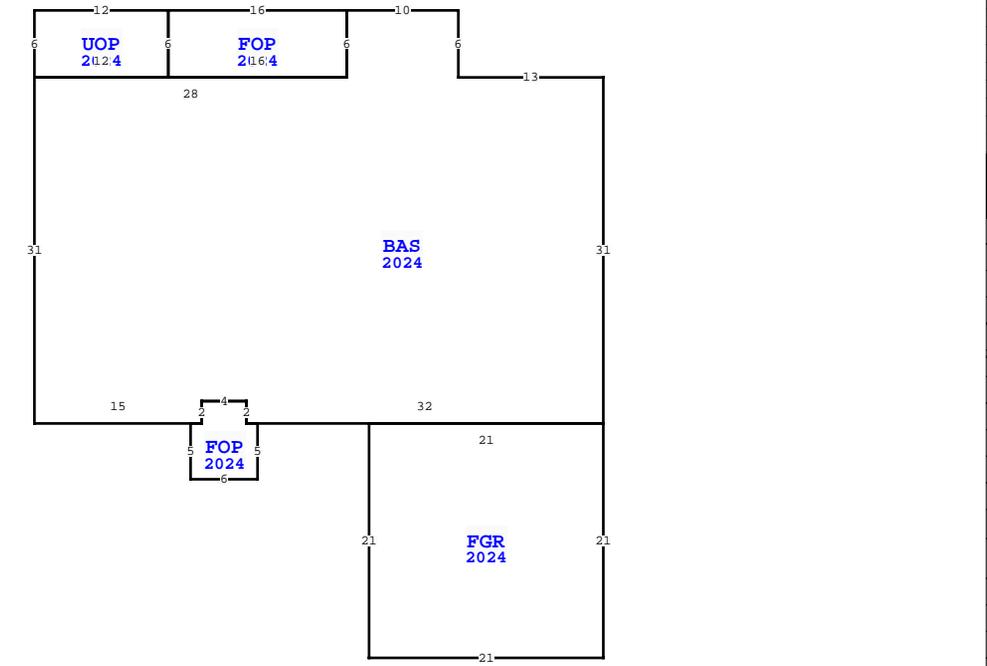


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
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

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,930	123.6015	138.43	267,170	2020	2020	0	0	5.00	95.00	



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,633	100	2024	1,633	214,753
FGR	441	55	2024	243	31,956
FOP	38	30	2024	11	1,447
FOP	96	30	2024	29	3,813
UOP	72	20	2024	14	1,841
<b>TOTALS</b>	<b>2,280</b>			<b>1,930</b>	<b>253,812</b>

275 SW BEACON WAY, 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	1,059.00	UT	3.00	3.00	100	2021	2020		100	3,177	
2	0031	BARN,MT AE	0	100	30	50	1,500.00	UT	15.00	15.00	100	2023	2022		100	22,500	
3	0040	BARN,POLE	0	100	30	36	1.00	UT	7,500.00	7,500.00	100	2024	2023		100	7,500	

TOTAL OB/XF 33,177

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			STANDARD
VALUATION BY			
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			253,812
TOTAL MARKET OB/XF VALUE			33,177
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			321,989
SOH/AGL Deduction			135,162
ASSESSED VALUE			186,827
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			135,416
TOTAL JUST VALUE			321,989
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			324,660

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41441	STORAGE BLDG		03/02/2021
38188	SFR	0	05/11/2020
38188	SFR	791	06/04/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1549/1144	8/28/2025	LE	U	I	14	100

GRANTOR: STATTER DANNY E (ENH)  
GRANTEE: STATTER DANIEL E (R)  
1364/2040 7/16/2018 WD Q V 01 19,000  
GRANTOR: CHRISTOPHER R INMAN  
GRANTEE: DANNY STATTER

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2024;ORIG=25,17] N31 W13 N6 W10 S6 W28 S31 E15 N2 E4 S2 E32 \$
FGR=[YR=2024;ORIG=25,17] W21 S21 E21 N21 \$
FOP=[YR=2024;ORIG=2,-14] N6 W16 S6 E16 \$
UOP=[YR=2024;ORIG=-14,-20] W12 S6 E12 N6 \$
FOP=[YR=2024;ORIG=-6,22] N5 W1 N2 W4 S2 W1 S5 E6 \$