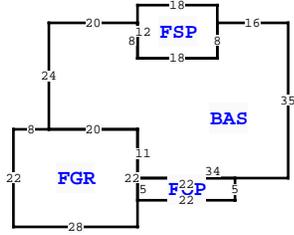
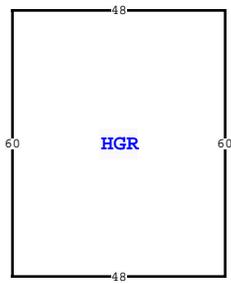


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	32 HARDIE BRD 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 06
NEIGHBORHOOD/LOC	13416.030 1.00/

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	3,280	110.0100	125.41	411,345	2006	2006	0	0	0	19.00	81.00		
1 SINGLE FAM 100% - 2021 Heated Area: 1526 HX Base Yr 2021														



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,526	100		1,526	155,015
FGR	616	55		339	34,436
FOP	110	30		33	3,353
FSP	216	40		86	8,736
HGR	2,880	45		1,296	131,650
TOTALS	5,348			3,280	333,189

115 SW BONANZA GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			333,189	
TOTAL MARKET OB/XF VALUE			6,635	
TOTAL LAND VALUE - MARKET			70,000	
TOTAL MARKET VALUE			409,824	
SOH/AGL Deduction			98,314	
ASSESSED VALUE			311,510	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			260,099	
TOTAL JUST VALUE			409,824	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			408,021	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23927	PLANE HNGR	248	12/05/2005
23775	SFR	514	10/25/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1432/226	3/08/2021	WD Q	Q	V	01	37,500
GRANTOR: BRANCH-TURLEY CAMILLE						
GRANTEE: ESHUIS HERMANNUS AD						
1423/0897	10/29/2020	WD Q	Q	I	01	279,000
GRANTOR: 115 SW BONANZA GLEN L						
GRANTEE: HERMANNUS ADRIAAN &						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W16 FSP= N4 W18 S12 E18 N8\$ S8 W18 N8 W20 S24 FGR= W8 S22 E28 N22 W20\$ E20 S11 FOP= S5 E22 N5 W22\$ E34 N35\$ PTR= N40 HGR= N60 W48 S60 E48\$ S40\$.	

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		2,654.00	UT	2.50				6,635	

LAND DESCRIPTION																	TOTAL OB/XF							6,635						
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													
2	0000	C	VAC RES	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000													