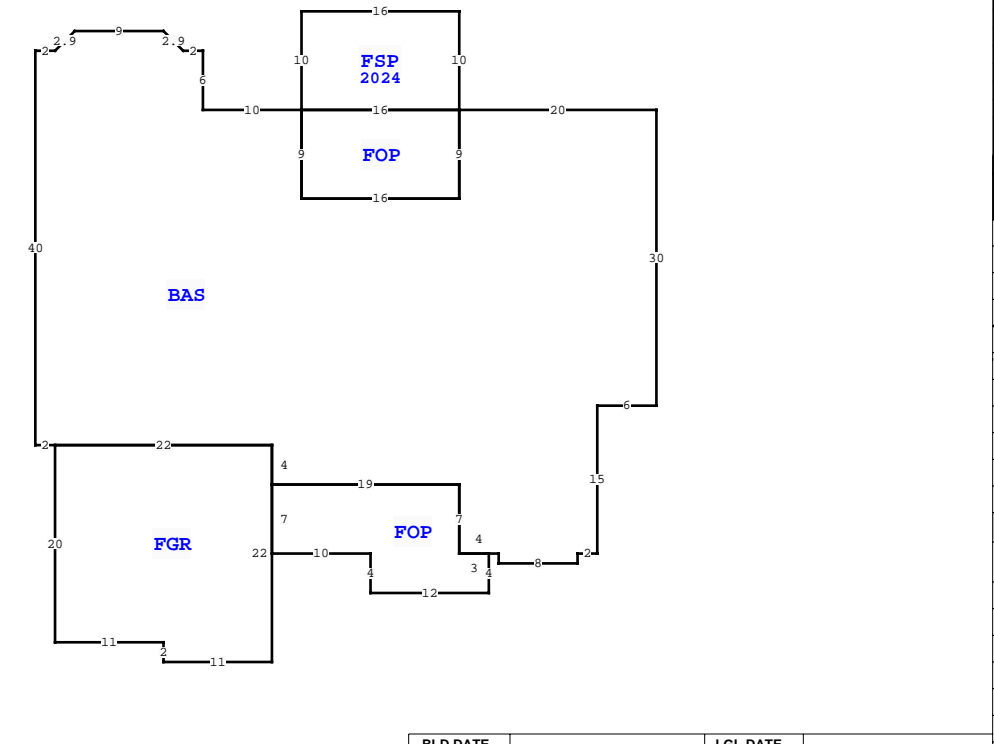


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	32	HARDIE BRD 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,751	131.3004	147.06	404,562	2008	2015	0	0	10.00	90.00	



Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 01			
NEIGHBORHOOD/LOC	14415.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,336	100		2,336	309,179
FGR	462	55		254	33,618
FOP	144	30		43	5,692
FOP	181	30		54	7,147
FSP	160	40	2024	64	8,471
TOTALS	3,283			2,751	364,106

213 SW BLANTON LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026
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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2008	2008	3	100	2,000	
2	0031	BARN,MT AE	0	100	40	1,600.00	UT	15.00	15.00	100	2008	2008	3	100	24,000	
3	0166	CONC,PAVMT	0	100	0	1,226.00	UT	3.00	3.00	100	2008	2008	3	100	3,678	
4	0104	GENERATOR	0	100	0	1.00	UT	6,000.00	6,000.00	100	2024	2023		85	5,100	
5	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2024	2023		100	800	
6	0169	FENCE/WOOD	0	100	0	1.00	UT	250.00	250.00	100	2025	2024		100	250	

TOTAL OB/XF 35,828

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY				
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			364,106	
TOTAL MARKET OB/XF VALUE			35,828	
TOTAL LAND VALUE - MARKET			55,000	
TOTAL MARKET VALUE			454,934	
SOH/AGL Deduction			363,397	
ASSESSED VALUE			91,537	
TOTAL EXEMPTION VALUE			51,411	
BASE TAXABLE VALUE			40,126	
TOTAL JUST VALUE			454,934	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			454,279	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052197	Roof Replacement	20,900	01/30/2025
26478	POOL	681	12/06/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1513/1948	5/02/2024	WD Q	Q	I	01	560,000

GRANTOR: COCHENOUR ROBERT M SR
GRANTEE: DEGARMO KENNETH E
1358/0846 4/23/2018 LE U I 14 100
GRANTOR: ROBERT M SR LINDA COC
GRANTEE: ROBERT COCHENOUR JR

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W20 S9 W16 N9 W10 N6 W2 U2L2 W9 D2L2 W2 S40 E2 E22 S4 E19 S7 E4 S1 E8 N1 E2 N15 E6 N30 \$												
FGR=[ORIG=-61,34] S20 E11 S2 E11 N22 W22 \$												
FOP=[ORIG=-39,38] S7 E10 S4 E12 N4 W3 N7 W19 \$												
FOP=[ORIG=-20,0] W16 S9 E16 N9 \$												
FSP=[YR=2024;ORIG=-36,-10] E16 S10 W16 N10 \$												