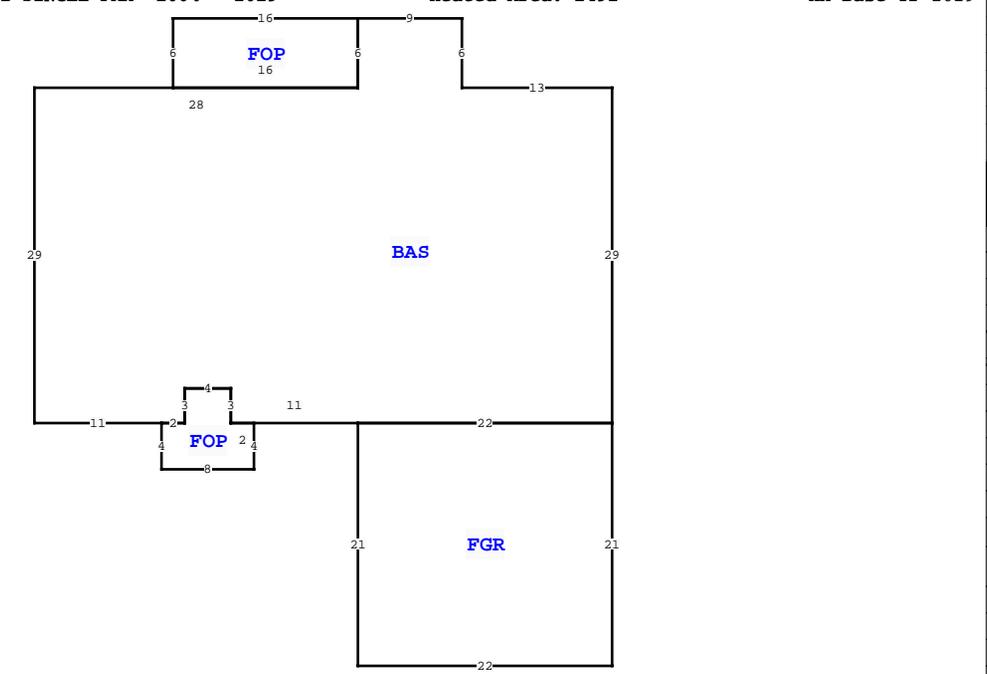


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,788	122.6400	139.81	249,980	2017	2017	0	0	0	8.00	92.00		

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			229,982
TOTAL MARKET OB/XF VALUE			1,958
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			266,940
SOH/AGL Deduction			84,699
ASSESSED VALUE			182,241
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			130,830
TOTAL JUST VALUE			266,940
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			265,366



Quality	06 06				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	14416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,492	100		1,492	191,909
FGR	462	55		254	32,671
FOP	44	30		13	1,673
FOP	96	30		29	3,730
TOTALS	2,094			1,788	229,982

278 SW NEWLYWED CT, LAKE CITY

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

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34523	SFR	651	10/03/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1321/1322	8/25/2016	WD Q	Q	V	01	15,000
GRANTOR: BRADLEY FRANKS CONSTR						
GRANTEE: ARLENA COKER						
1319/1914	8/02/2016	WD U	U	V	37	13,400
GRANTOR: BULLARD MANAGEMENT SE						
GRANTEE: BRADLEY FRANKS CONS						

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			2.00	100	2017	2017	3	100	1,958	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W13 N6 W9 FOP= W16 S6 E16 N6\$ S6 W28 S29 E11 FOP= S4 E8 N4 W2 N3 W4 S3 W2\$ E2 N3 E4 S3 E11 FGR= S21 E22 N21 W22\$ E22 N29\$.	

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