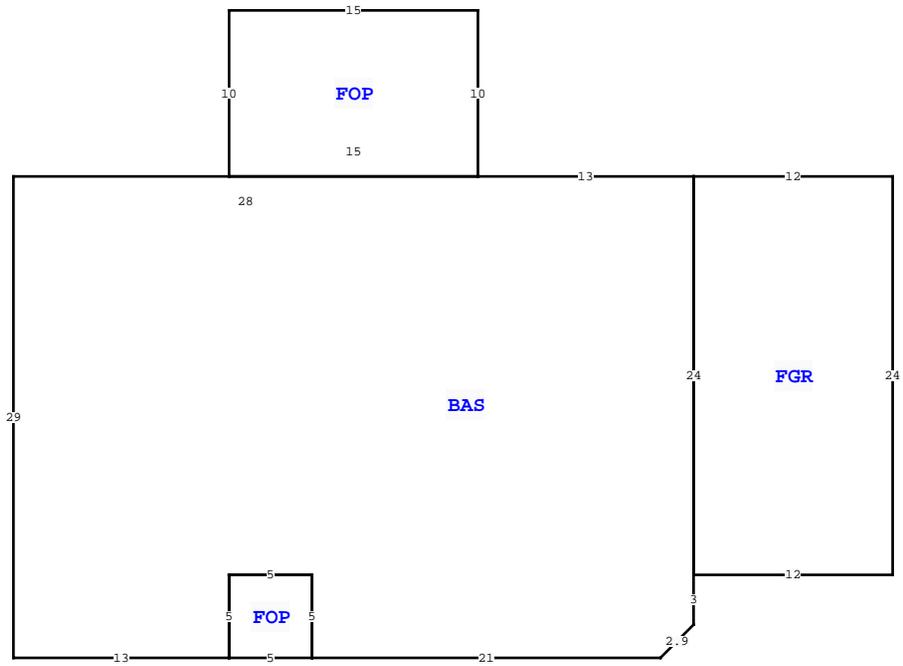


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 90
Exterior Wall	19 COMMON BRK 10
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,373	114.6000	130.64	179,369	1995	1995	0	0	0	35.00	65.00		
1 SINGLE FAM 100% - 2025 Heated Area: 1162 HX Base Yr 2025														



Quality					
DOR CODE	CD				
0100	SINGLE FAMILY				
MAP NUM	MKT AREA				
14417.010	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,162	100		1,162	98,673
FGR	288	55		158	13,417
FOP	25	30		8	679
FOP	150	30		45	3,821
TOTALS	1,625			1,373	116,590

363 SE PRICE CREEK LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026
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	1.00	UT	0.00	0.00	100	1995	1995	3	100	1,800	

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	DPHT 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	1.09	AC		1.00	1.00	1.00	18,000.00	18,000.00	19,620							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		116,590	
TOTAL MARKET OB/XF VALUE		1,800	
TOTAL LAND VALUE - MARKET		19,620	
TOTAL MARKET VALUE		138,010	
SOH/AGL Deduction		2,851	
ASSESSED VALUE		135,159	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		83,748	
TOTAL JUST VALUE		138,010	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		131,606	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054920	Generator		01/30/2026
000044195	Roof Replacement	9,300	04/14/2022
10156	SFR	36,000	09/05/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1532/337	1/29/2025	WD U		I	11	100
GRANTOR: ADAMS JAMES A						
GRANTEE: BEDENBAUGH VICKIE R						
1530/775	12/30/2024	WD U		I	11	100
GRANTOR: ADAMS JAMES						
GRANTEE: BEDENBAUGH VICKIE R						

BUILDING NOTES

BUILDING DIMENSIONS
 BAS= W13 FOP= N10 W15 S10 E15\$ W28 S29 E13 FOP= E5 N5 W5 S5\$ N5 E5 S5 E21 R2 U2 N3FGR= E12 N24 W12 S24\$ N24\$.