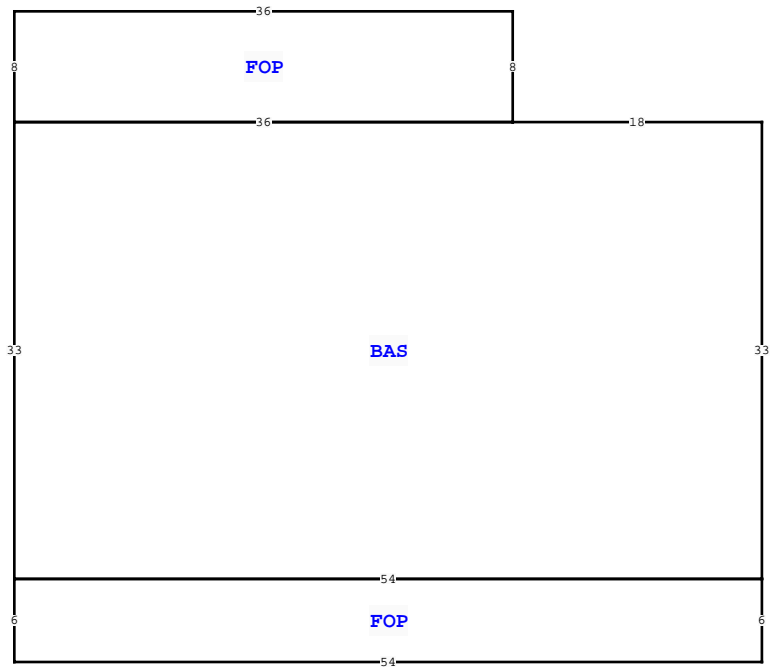




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	14516.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,782	100	
FOP	288	30	
FOP	324	30	
TOTALS	2,394		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,965	122.4916	137.19	269,578	2001	2001	0	0	24.00	76.00	
1 SINGLE FAM 100% - 2002 Heated Area: 1782 HX Base Yr 2002												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			204,879
TOTAL MARKET OB/XF VALUE			11,100
TOTAL LAND VALUE - MARKET			161,760
TOTAL MARKET VALUE			229,361
SOH/AGL Deduction			72,273
ASSESSED VALUE			157,088
TOTAL EXEMPTION VALUE	HX HB VX		56,411
BASE TAXABLE VALUE			100,677
TOTAL JUST VALUE			377,739
NCON VALUE			5,700
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			334,295

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053815	Generator		08/11/2025
18494	SFR	344	07/10/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1481/1598	12/19/2022	LE	U	I	40	100
GRANTOR: WRIGHT RALPH M						
GRANTEE: WRIGHT RALPH M (ENH						
0923/1321	3/20/2001	WD	Q	V		71,000
GRANTOR: AGRIMANAGEMENT INTERN						
GRANTEE: RALPH & MARY WRIGHT						

EXTRA FEATURES		191 SW BEAUFORD PL, LAKE CITY													
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	0040	BARN, POLE	0	100 36 60	2,160.00	UT	2.50	2.50	100	2001	2001	3	100	5,400	
2	0104	GENERATOR	0	100 0 0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/07/2026	MLU

BUILDING NOTES												
BAS= W18 FOP= N8 W36 S8 E36\$ W36 S33 FOP= S6 E54 N6 W54\$ E54 N33\$.												

BUILDING DIMENSIONS												
BAS= W18 FOP= N8 W36 S8 E36\$ W36 S33 FOP= S6 E54 N6 W54\$ E54 N33\$.												

LAND DESCRIPTION													TOTAL OB/XF 11,100												
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	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000								
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	19.22	AC		1.00	1.00	1.00	280.00	280.00	5,382								
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	19.22	AC		1.00	1.00	1.00	8,000.00	8,000.00	153,760								