



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																								
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																						
																	VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 4,000 TOTAL LAND VALUE - MARKET 129,870 TOTAL MARKET VALUE 133,870 SOH/AGL Deduction 25,468 ASSESSED VALUE 108,402 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 108,402 TOTAL JUST VALUE 133,870 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 133,870																							
																	SALE:5:1: SMALL IMPROVEMENTS SALE:3:1: AG LAND / 23 AC & IMP SALE:2:1: 23 AC SALE:1:1: CRAPPS ACTED AS AGENT FOR THE TRANSFER																							
																	<table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr> <td>000052559</td> <td>Electrical Servic</td> <td>0</td> <td>03/12/2025</td> </tr> <tr> <td>000052499</td> <td>Right-of-Way Acce</td> <td></td> <td>03/04/2025</td> </tr> <tr> <td>000052473</td> <td>New Residential C</td> <td>100,000</td> <td>03/03/2025</td> </tr> </tbody> </table>				PERMIT NUM	DESCRIPTION	AMT	ISSUED	000052559	Electrical Servic	0	03/12/2025	000052499	Right-of-Way Acce		03/04/2025	000052473	New Residential C	100,000	03/03/2025				
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TOTALS																	434 SW SPARROW TER, LAKE CITY																							
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	9946	Well	0 0	0 0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000																										
LAND DESCRIPTION																																								
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	9900	C	AC NON-AG	0		00	0.00	0.00	19.98	AC		1.00	1.00	1.00	6,500.00	6,500.00	129,870																							
REVIEW DATE 04/22/2025 BY TW Total Acres: 19.98 Total Land Value: 129,870 Market: 0 Agricultural: 0 Common: 129,870 PRINTED 06/23/2026 BY SYS																																								