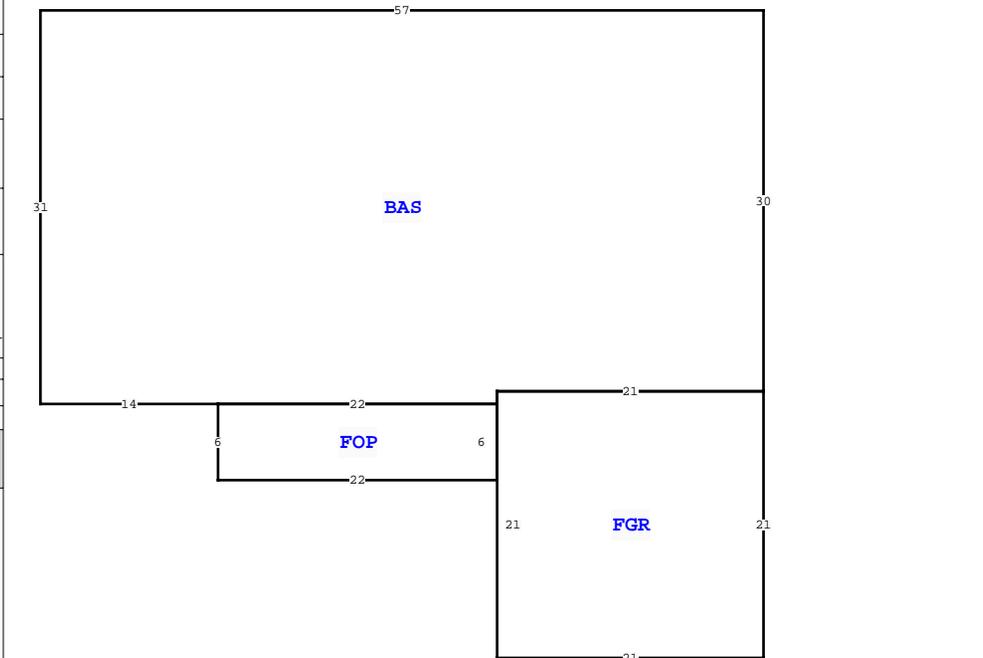


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15416.070	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,746	100	
FGR	441	55	
FOP	132	30	
TOTALS	2,319		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2022								
				Heated Area: 1746							
					HX Base Yr 2022						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		270,107	
TOTAL MARKET OB/XF VALUE		42,268	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		347,375	
SOH/AGL Deduction		32,695	
ASSESSED VALUE		314,680	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		263,269	
TOTAL JUST VALUE		347,375	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		346,798	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044499	Screen Enclosure	20,000	05/20/2022
000044468	Storage Building	4,997	05/17/2022
000043954	Swimming Pool and	60,000	05/06/2022
40530	SFR	0	09/15/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1452/1255	10/26/2021	WD	Q	I	01	299,900
GRANTOR: PEURRUNG JOSEPH C						
GRANTEE: THOMPSON DAVID A						
1403/0087	1/07/2020	WD	Q	V	01	17,000
GRANTOR: JACOB MATTHEW ROCHE						
GRANTEE: JOSEPH C PEURRUNG						

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

209 SW POPPY GLN, 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	0166	CONC, PAVMT	0	100	0	0	640.00	UT	3.00	3.00	100	2022	2021		100	1,920	
2	0280	POOL R/CON	0	100	12	28	336.00	UT	70.00	70.00	100	2023	2022		95	22,344	
3	0282	POOL ENCL	0	100	33	38	1,254.00	UT	15.00	15.00	100	2023	2022		80	15,048	
4	0166	CONC, PAVMT	0	100	0	0	652.00	UT	3.00	3.00	100	2023	2022		100	1,956	
5	0294	SHED WOOD/	0	100	8	12	1.00	UT	1,000.00	1,000.00	100	2023	2022		100	1,000	
TOTALS																	

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							