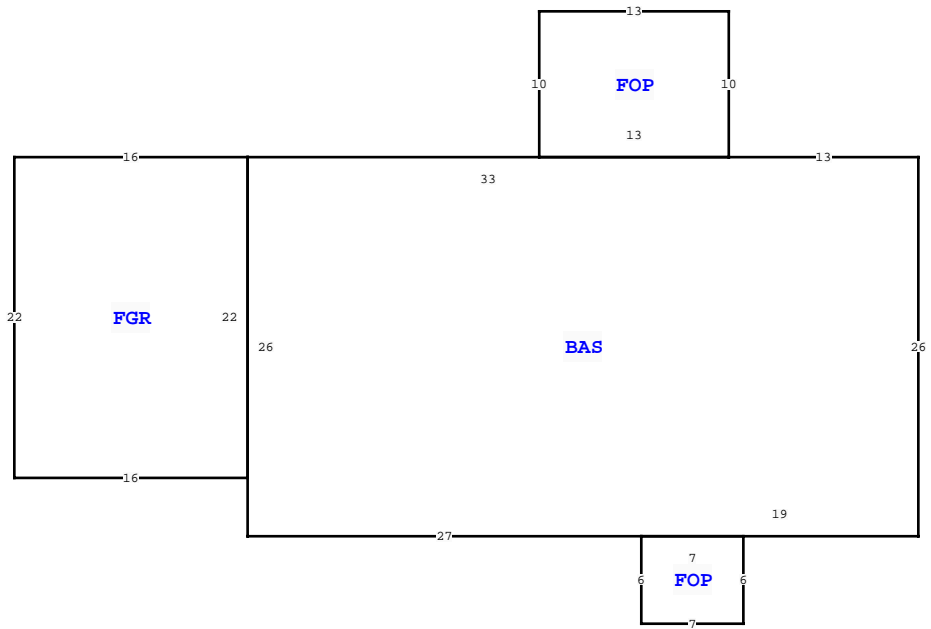




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	90		
Interior Floor	15	HARDTILE	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR 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	02	02	100		
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	15417.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	139,848
FGR	352	55		194	22,685
FOP	42	30		13	1,520
FOP	130	30		39	4,560
TOTALS	1,720			1,442	168,614

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%	- 2020									
				Heated Area: 1196				HX Base Yr 2020				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		168,614	
TOTAL MARKET OB/XF VALUE		3,352	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		194,466	
SOH/AGL Deduction		55,072	
ASSESSED VALUE		139,394	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		87,983	
TOTAL JUST VALUE		194,466	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		192,497	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27113	SFR	531	06/24/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1383/1383	4/23/2019	WD Q	Q	I	01	148,500
GRANTOR: GREGORY & ASHLEY SUMM						
GRANTEE: CHRISTINA J CARR						
1162/2359	11/20/2008	WD Q	Q	I		133,000
GRANTOR: RICHARD KEEN						
GRANTEE: GREGORY & ASHLEY SU						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE					
L	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	984.00	UT	3.00	3.00	100	2008	2008	3	100	2,952	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	

TOTAL OB/XF													3,352	
285 SE BREAM LOOP, LAKE CITY														

BUILDING NOTES												
BAS= W13 FOP= N10 W13 S10 E13\$ W33 FGR= W16 S22 E16 N22\$ S26 E27 FOP= S6 E7 N6 W7\$ E19 N26\$.												

BUILDING DIMENSIONS												
BAS= W13 FOP= N10 W13 S10 E13\$ W33 FGR= W16 S22 E16 N22\$ S26 E27 FOP= S6 E7 N6 W7\$ E19 N26\$.												

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	22,500.00	22,500.00	22,500								