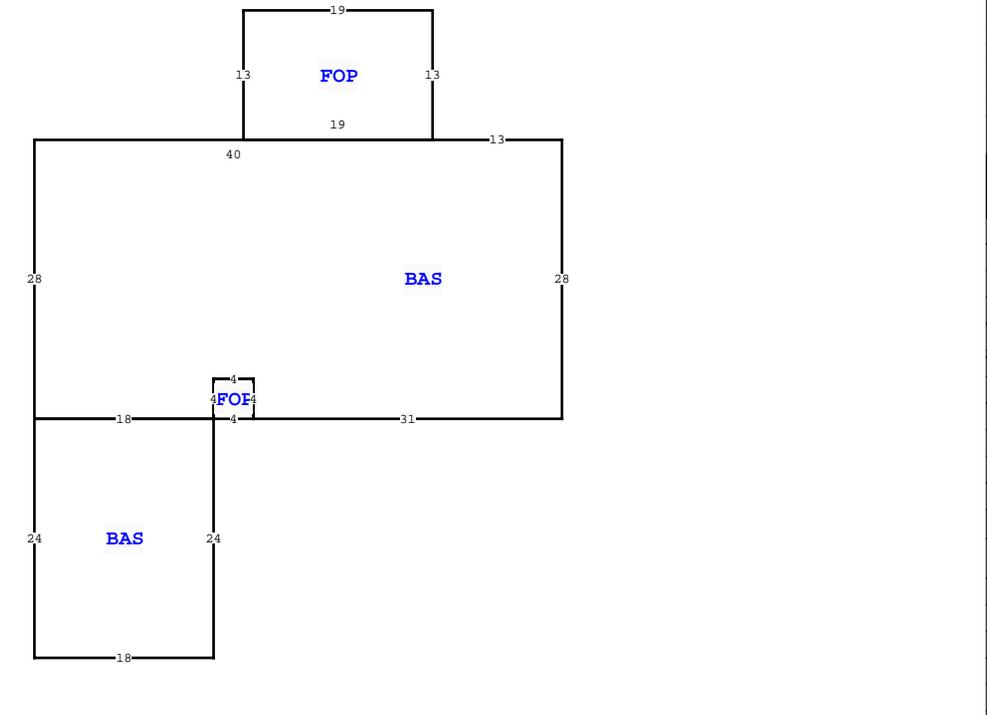


ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
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	1,979	118.9188	133.19	263,583	1980	1980		0	0	35.00	65.00



Quality		DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
05	05	0100	SINGLE FAMILY		06	15417.020	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	432	100		432	37,400		
BAS	1,468	100		1,468	127,090		
FOP	16	30		5	433		
FOP	247	30		74	6,406		
TOTALS	2,163			1,979	171,329		

198 SE JEREMY PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2		Tax Dist:		
BUILDING MARKET VALUE			171,329	
TOTAL MARKET OB/XF VALUE			3,686	
TOTAL LAND VALUE - MARKET			18,500	
TOTAL MARKET VALUE			193,515	
SOH/AGL Deduction			9,522	
ASSESSED VALUE			183,993	
TOTAL EXEMPTION VALUE			HX HB 51,411	
BASE TAXABLE VALUE			132,582	
TOTAL JUST VALUE			193,515	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			193,515	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1451/696	10/25/2021	WD	Q	I	01	209,000
GRANTOR: MCRAE BENJAMIN M III						
GRANTEE: ROBINSON BRANDAE						
1424/0730	11/09/2020	WD	U	I	30	100
GRANTOR: MACY WELLS & BENJAMIN						
GRANTEE: BENJAMIN M MCRAE II						

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	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0294	SHED WOOD/	0	100	14	16	224.00	UT	4.40	4.40	100	0	0	3	100	986	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
TOTAL OB/XF 3,686																	

BUILDING NOTES									

BUILDING DIMENSIONS
 BAS= W13 FOP= N13 W19 S13 E19\$ W40 S28 BAS= S24 E18 N24W18\$
 E18 FOP= E4 N4 W4 S4\$ N4E4 S4 E31 N28\$.

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							