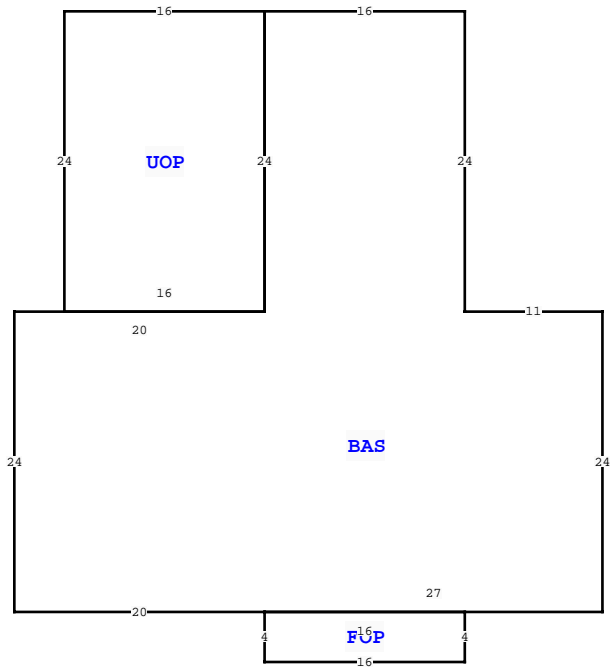




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	06	VINYL ASB	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	15516.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	
FOP	64	30	
UOP	384	20	
TOTALS	1,960		
			1,608
			129,940

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,608	111.0000	124.32	199,907	1950	1965		0	0	35.00	65.00	
1 SINGLE FAM 0% - 0 Heated Area: 1512 HX Base Yr													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	129,940			
TOTAL MARKET OB/XF VALUE	200			
TOTAL LAND VALUE - MARKET	17,181			
TOTAL MARKET VALUE	147,321			
SOH/AGL Deduction	1,141			
ASSESSED VALUE	146,180			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	146,180			
TOTAL JUST VALUE	147,321			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	143,503			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14242	RECONNECT	50	07/07/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1561/2087	2/25/2026	QC	U	I	11	100

GRANTOR: FLORIDA HOLDINGS TRUS
GRANTEE: COLUMBIA FLORIDA HO
1396/0997 10/14/2019 TD U I 18 6,400
GRANTOR: CLERK OF COURT
GRANTEE: FLORIDA HOLDINGS TR

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	0294	SHED WOOD/	0	0	0	0		0.00	100	0	0	3	100	200	

TOTAL OB/XF														200	
4023 SW MAULDIN AVE, LAKE CITY															
														05/08/2026	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W16 UOP= W16 S24 E16 N24\$ S24 W20 S24 E20 FOP= S4 E16 N4 W16\$ E27 N24 W11 N24\$.													

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	0			0.00	0.00	0.83	AC		1.00	1.00	1.15	18,000.00	20,700.00	17,181							