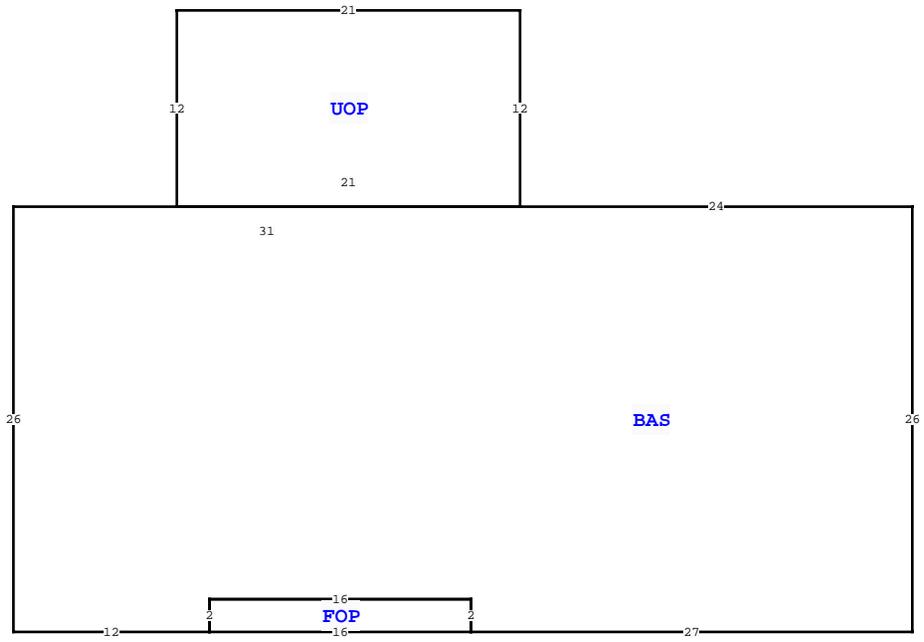




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 90			
Exterior Wall	31	VINYL SID 10			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 90			
Interior Floor	08	SHT VINYL 10			
Air Condition	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	03	03 100			
Kitchen Adjus	01	01 100			
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	15516.060	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,398	100		1,398	129,127
FOP	32	30		10	924
UOP	252	20		50	4,618
TOTALS	1,682			1,458	134,669

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%	- 2005		Heated Area: 1398					HX Base Yr 2005			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			134,669
TOTAL MARKET OB/XF VALUE			4,009
TOTAL LAND VALUE - MARKET			14,000
TOTAL MARKET VALUE			152,678
SOH/AGL Deduction			51,000
ASSESSED VALUE			101,678
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			50,267
TOTAL JUST VALUE			152,678
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			150,264

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10141	SFR	33,000	08/31/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1028/2354	10/19/2004	WD	Q	I		94,300
GRANTOR: MILTON THOMAS CALDWEL						
GRANTEE: CLINT D & AMY M RUC						
1008/2351	2/24/2004	QC	Q	I	01	100
GRANTOR: RUSSELL W & CAROL COR						
GRANTEE: CALDWELL						

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	13	46	UT	1.50	1.50	100	1995	1995	3	100	897	
2	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	1995	1995	3	100	1,200	
3	0294	SHED WOOD/	0	100	8	16	UT	7.50	7.50	75	1995	1995	3	75	720	
4	0252	LEAN-TO W/	0	100	8	16	UT	2.00	2.00	75	1995	1995	3	75	192	
5	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2019	2019	3	100	1,000	

TOTAL OB/XF													
4,009													

LAND DESCRIPTION																								
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			0.00	0.00	1.00	LT		1.00	1.00	1.00	14,000.00	14,000.00	14,000							

BUILDING NOTES													
117 SW RAVEN LN, LAKE CITY													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
05/08/2026 MLU													

BUILDING DIMENSIONS													
BAS= W24 UOP= N12 W21 S12 E21\$ W31 S26 E12 FOP= E16 N2W16 S2\$ N2 E16 S2 E27 N26\$.													