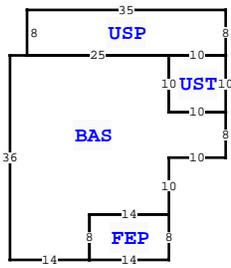
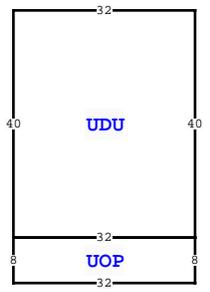




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
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	1,964	50.2848	57.32	112,576	1940	1940	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2021 Heated Area: 976 HX Base Yr 2021



Quality	03	03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	15617.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	976	100		976	36,364
FEP	112	80		90	3,353
UDU	1,280	55		704	26,229
UOP	256	20		51	1,900
USP	280	35		98	3,651
UST	100	45		45	1,676
TOTALS	3,004			1,964	73,174

15686 S US HIGHWAY 441, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026
INC DATE		AG DATE	MLU

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	0031	BARN,MT AE	0	100	28	38	1.00	UT	0.00	100	0	0	3	100	300	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	50	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	100	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100		3	100	7,000	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	200	
6	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100		3	100	3,000	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	200	
8	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	200	

TOTAL OB/XF 11,050

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		A-1	0.00	0.00	3.00	AC		1.00	1.00	0.80	13,000.00	10,400.00	31,200							
2	0000	C	VAC RES	100		00	0.00	0.00	1.00	AC		1.00	1.00	0.80	13,000.00	10,400.00	10,400							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			73,174
TOTAL MARKET OB/XF VALUE			11,050
TOTAL LAND VALUE - MARKET			41,600
TOTAL MARKET VALUE			125,824
SOH/AGL Deduction			48,098
ASSESSED VALUE			77,726
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			26,315
TOTAL JUST VALUE			125,824
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			114,948
LAND:1:1: 4 AC'S TOTAL:3 AC'S AE/Y: 1 AC AE/N FOR			
XFOB:4:1: KNOX MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1421/1969	9/30/2020	AG U	I	I	21	150,000
GRANTOR: SANDERS DICK NAVE &						
GRANTEE: HAND JOHN						
1291/1106	3/23/2015	QC U	I	I	11	100
GRANTOR: MARGARET EVONNE MURPH						
GRANTEE: DICK NAVE SANDERS &						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W3 S36 E14 FEP= E14 N8 W14 S8\$ N8 E14 N10 E10 N8 UST= N10 W10 S10 E10\$ W10 N10 USP= E10 N8 W35 S8 E25\$ W25\$ PTR= N30 UOP= N8 UDU= N40 W32 S40 E32\$ W32 S8 E32\$ S30\$.												