

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPK 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
0100	01	2,408	128.8936	144.36	347,619	1997	2005	0	0	50	20.00	30.00	

1 SINGLE FAM 0% - 2025 Heated Area: 1988 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			104,286
TOTAL MARKET OB/XF VALUE			7,896
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			147,182
SOH/AGL Deduction			0
ASSESSED VALUE			147,182
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			147,182
TOTAL JUST VALUE			147,182
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			150,658

Quality		07	07		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA 06		
NEIGHBORHOOD/LOC		15416.040	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,988	100		1,988	86,096
FGR	575	55		316	13,685
FOP	71	30		21	910
FOP	77	30		23	996
FSP	150	40		60	2,599
TOTALS	2,861			2,408	104,286

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30413	MAINT/ALTR	0	08/23/2012
12608	SFR	305	06/05/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1518/1195	6/28/2024	WD	Q	I	01	377,900

GRANTOR: MANN CHERYL ANN
GRANTEE: NORTON BETH ANN

1468/167	6/01/2022	LE	U	I	14	100
GRANTOR:						
GRANTEE:						

321 SW LONG LEAF DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1997	1997	3	100	1,200	
2	0166	CONC, PAVMT	0	0	0	0	1,397.00	UT	1.50	1.50	100	1997	1997	3	100	2,096	
3	0120	CLFENCE 4	0	0	0	0	320.00	UT	4.50	4.50	75	1993	1993	3	75	1,080	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	
5	0294	SHED WOOD/	0	0	12	28	336.00	UT	7.50	7.50	100	1993	1993	3	100	2,520	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W20 FSP= N10 W15 S10 E15\$ FOP= W15 D3 R3 S3 E12 N6\$ S6 W12 N3 L3 U3 W7 L3 D3 U3 L3 W12 S34 FGR= S23 E25 N23 W25\$ E33 FOP= S4 E11 N4 W1 N3 W9 S3 W1\$ E1 N3 E9 S3 E2 S4 E15 N38\$.													

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							