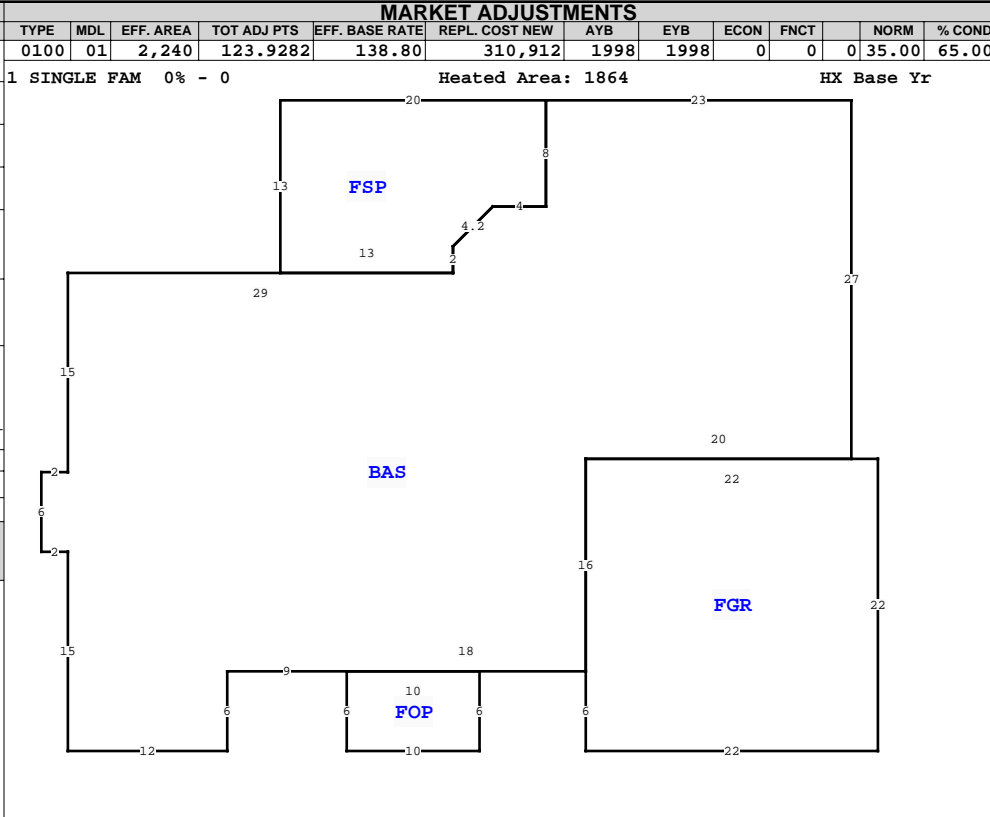


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	07 07
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 06
NEIGHBORHOOD/LOC	16416.030 1.00/
AREA TYPE	TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE
BAS	1,864 100 2024 1,864 168,170
FGR	484 55 266 23,999
FOP	60 30 18 1,624
FSP	230 40 92 8,301
TOTALS	2,638 2,240 202,093



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			202,093
TOTAL MARKET OB/XF VALUE			23,832
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			244,425
SOH/AGL Deduction			0
ASSESSED VALUE			244,425
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			244,425
TOTAL JUST VALUE			244,425
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			244,425

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046731	Roof Replacement	15,805	03/14/2023
14358	POOL	95	08/05/1998
12882	SFR	305	08/12/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0862/1126	7/13/1998	WD Q	Q	I		136,000

BUILDING NOTES	
GRANTOR: RICHMOND ASSETS & STA	
GRANTEE: IRWIN	

BUILDING DIMENSIONS	
BAS= W23 FSP= W20 S13 E13 N2 U3 R3 E4 N8\$ S8 W4 L3 D3 S2 W29 S15 W2 S6 E2 S15 E12 N6E9 FOP= S6 E10 N6 W10 \$ E18 FGR= S6 E22 N22 W22 S16\$ N16 E20 N27\$.	

EXTRA FEATURES		290 SW FANTASY GLN, LAKE CITY		BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	04/21/2023	MLU						
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	0	0	1,728.00	UT	1.50	1.50	100	1998	1998	3	100	2,592		
2	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200		
3	0280	POOL R/CON	0	0	14	30	420.00	UT	70.00	70.00	100	1998	1998	3	40	11,760	
4	0294	SHED WOOD/	0	0	10	16	160.00	UT	7.50	7.50	75	1998	1998	3	75	900	
5	0282	POOL ENCL	0	0	30	43	1,230.00	UT	15.00	15.00	100	1998	1998	3	40	7,380	
TOTALS																	

LAND DESCRIPTION		TOTAL OB/XF 23,832																						
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							