



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	VINYL SID 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 90			
Interior Floo	08	SHT VINYL 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Stories	1.	1. 100			
Architectual	01	CONV 100			
Units		0 100			
Condition Adj	02	02 100			
Quality	04	04			
DOR CODE	5000 IMPROVED AG				
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	16517.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,040	100		2,040	131,950
TOTALS	2,040			2,040	131,950

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	1	0%	2025								
Heated Area: 2040					HX Base Yr							
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
135 SW YANGLEE GLN, LAKE CITY 05/06/2026 MLU												

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	131,950			
TOTAL MARKET OB/XF VALUE	18,446			
TOTAL LAND VALUE - MARKET	106,590			
TOTAL MARKET VALUE	163,829			
SOH/AGL Deduction	0			
ASSESSED VALUE	163,829			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	163,829			
TOTAL JUST VALUE	256,986			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	242,504			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1511/1082	3/25/2024	WD	U	I	30	105,000
GRANTOR: YANG XO LEE						
GRANTEE: YANG KOUA						
1413/1775	6/16/2020	WD	U	I	30	100
GRANTOR: MOLLY L LEE, A LY BLIA						
GRANTEE: XO LEE YANG, TONG PA						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W68 S30 E68 N30\$.	

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	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	540	
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	540	
3	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	
4	0030	BARN, MT	0	0	0	0	1.00	UT	6,000.00	6,000.00	93	2017	2017	3	93	5,580	
5	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0166	CONC, PAVMT	0	0	0	0	1.00	UT	200.00	200.00	93	2017	2017	3	93	186	
7	0264	PRCH, FSP	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,500	
8	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	2,100	
TOTAL OB/XF 18,446																	

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	0200	C	MBL HM	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	8.69	AC		1.00	1.00	1.00	280.00	280.00	2,433							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	8.69	AC		1.00	1.00	1.00	11,000.00	11,000.00	95,590							