

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	14	CARPET 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	17416.00	1.00/

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2004									

Heated Area: 1922 HX Base Yr 2004

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		250,251	
TOTAL MARKET OB/XF VALUE		7,300	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		317,551	
SOH/AGL Deduction		98,392	
ASSESSED VALUE		219,159	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		167,748	
TOTAL JUST VALUE		317,551	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		311,314	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,922	100		1,922	207,679
FGR	552	55		304	32,848
FOP	120	30		36	3,890
FOP	180	30		54	5,835
TOTALS	2,774			2,316	250,251

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053483	Roof Replacement	16,650	06/27/2025
20486	SFR	331	03/07/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1000/2054	11/14/2003	WD	Q	I		166,900

GRANTOR: PETER W GIEBEIG
GRANTEE: OSCAR & LYNN P GIBB

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	0	2,820.00	UT	2.00	2.00	100	2003	2003	3	100	5,640	
2	0296	SHED METAL	0	100	10	160.00	UT	7.00	7.00	100	2006	2006	3	100	1,120	
3	0070	CARPORT UF	0	100	18	24	432.00	UT	2.50	50	2006	2006	3	50	540	

EXTRA FEATURES		TOTAL OB/XF	
1238 SW LEGION DR, LAKE CITY		7,300	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W11 N15 W16 FOP= W12 S15 E12 N15\$ S15 W31 FGR= W24 S23 E24 N23\$ S29 E18 FOP= S6 E20 N6 W20\$ E40 N29\$.	

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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							