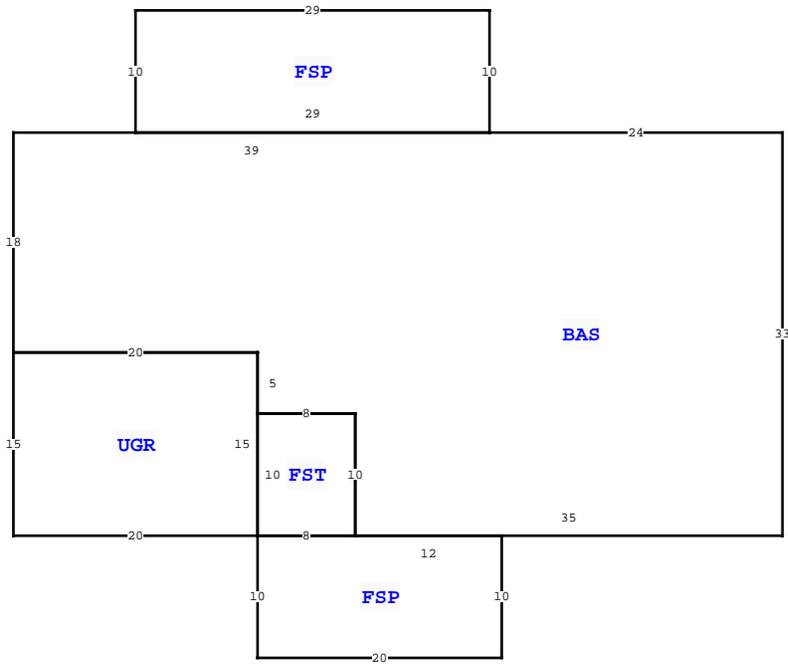


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000	IMPROVED	AG
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	17517.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,699	100	
FSP	200	40	
FSP	290	40	
FST	80	55	
UGR	300	45	
TOTALS	2,569		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,074	114.9450	131.04	271,777	1982	1982	0	0	35.00	65.00
1 SINGLE FAM 0% - 2026 Heated Area: 1699 HX Base Yr											



COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	176,655		
TOTAL MARKET OB/XF VALUE	21,800		
TOTAL LAND VALUE - MARKET	800,000		
TOTAL MARKET VALUE	251,350		
SOH/AGL Deduction	0		
ASSESSED VALUE	251,350		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	251,350		
TOTAL JUST VALUE	998,455		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	915,355		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052447	Electrical Servic	0	02/27/2025
40142	ELECTRICAL	0	07/14/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1385/1164	5/16/2019	TR	U	V	30	100
GRANTOR: ROOSEVELT & TRAVIS DI						
GRANTEE: ROOSEVELT & TRAVIS						
1322/1766	9/22/2016	WD	U	V	30	100
GRANTOR: ROOSEVELT & JOANN C D						
GRANTEE: ROOSEVELT & TRAVIS						

EXTRA FEATURES		BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
5797 SW TUSTENUGGEE AVE, LAKE CITY					05/07/2026	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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0030	BARN, MT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
4	0252	LEAN-TO W/	0	0	10	30	300.00	UT	2.00	2.00	100	1993	1993	3	100	600	
5	0040	BARN, POLE	0	0	20	60	1,200.00	UT	2.50	2.50	100	1993	1993	3	100	3,000	
6	0040	BARN, POLE	0	0	20	40	1,200.00	UT	8.00	8.00	100	1993	1993	3	100	9,600	
7	0030	BARN, MT	0	0	20	30	600.00	UT	10.00	10.00	100	1993	1993	3	100	6,000	
8	0252	LEAN-TO W/	0	0	10	30	300.00	UT	2.00	2.00	100	1993	1993	3	100	600	

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W24 FSP= N10 W29 S10 E29\$ W39 S18 UGR= S15 E20 N15W20\$ E20 S5 FST= S10 E8 N10 W8\$ E8 S10 FSP= W8 S10 E20 N10 W12\$ E35 N33\$.											

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	5200	A	CROPLAND 2	0		A-1	0.00	0.00	80.00	AC		1.00	1.00	1.00	370.00	370.00	29,600							
2	0100	C	SFR	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
3	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	15.00	AC		1.00	1.00	1.00	25.00	25.00	375							
4	6200	A	PASTURE 3	0		A-1	0.00	0.00	64.00	AC		1.00	1.00	1.00	280.00	280.00	17,920							
5	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	159.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	795,000							