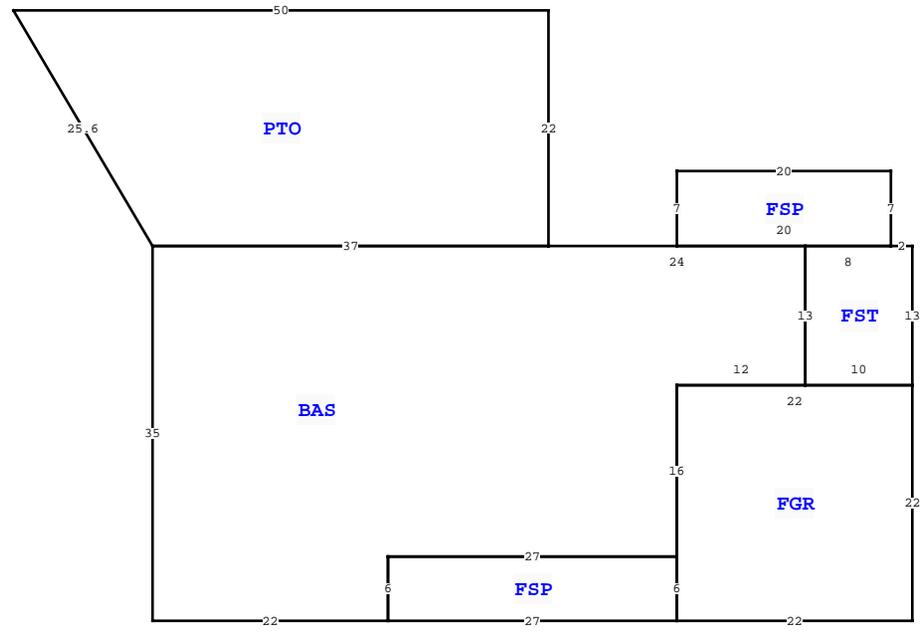




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0102SFRES/MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	18516.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,709	100	
FGR	484	55	
FSP	140	40	
FSP	162	40	
FST	130	55	
PTO	957	5	
TOTALS	3,582		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2019									
Heated Area: 1709						HX Base Yr 2019					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		198,035	
TOTAL MARKET OB/XF VALUE		32,418	
TOTAL LAND VALUE - MARKET		50,100	
TOTAL MARKET VALUE		280,553	
SOH/AGL Deduction		71,300	
ASSESSED VALUE		209,253	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		157,842	
TOTAL JUST VALUE		280,553	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		280,027	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28778	M H	371	08/05/2010
15367	POOL	100	04/09/1999
8730	PUMP/UTPOL	30	08/12/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1496/134	7/26/2023	WD	U	I	11	100
GRANTOR: BAIRD STEVEN W						
GRANTEE: BAIRD JOHN H						
1364/1504	7/12/2018	WD	Q	I	01	180,000
GRANTOR: PAUL F WHITE						
GRANTEE: STEVEN & MARY BAIRD						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100
2	0280	POOL R/CON	0	100	16	36	512.00	UT	70.00	70.00	100
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100
4	0282	POOL ENCL	0	100	24	46	1,104.00	UT	15.00	15.00	100
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100
6	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100
7	0252	LEAN-TO W/	0	100	16	33	528.00	UT	2.50	2.50	100
8	0010	BARN,BLK	0	100	0	0	1.00	UT	0.00	0.00	100
9	0252	LEAN-TO W/	0	100	15	17	255.00	UT	2.50	2.50	100
10	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
9326 SW COUNTY ROAD 240 , LAKE CITY											
BLD DATE		LGL DATE		05/10/2024		MLU					
XF DATE		LAND DATE									
INC DATE		AG DATE									
TOTAL OB/XF VALUE: 31,218											

BUILDING NOTES											
BAS= W24 PTO= N22 W50 D22 R13 E37\$ W37 S35 E22 FSP= E27 N6W27S6\$ N6 E27 FGR= S6E22 N22W22 S16\$ N16 E12 FST= E10 N13 W2 FSP= N7 W20 S7 E20\$ W8 S13\$ N13\$.											

BUILDING DIMENSIONS											
BAS= W24 PTO= N22 W50 D22 R13 E37\$ W37 S35 E22 FSP= E27 N6W27S6\$ N6 E27 FGR= S6E22 N22W22 S16\$ N16 E12 FST= E10 N13 W2 FSP= N7 W20 S7 E20\$ W8 S13\$ N13\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	5.01	AC	

