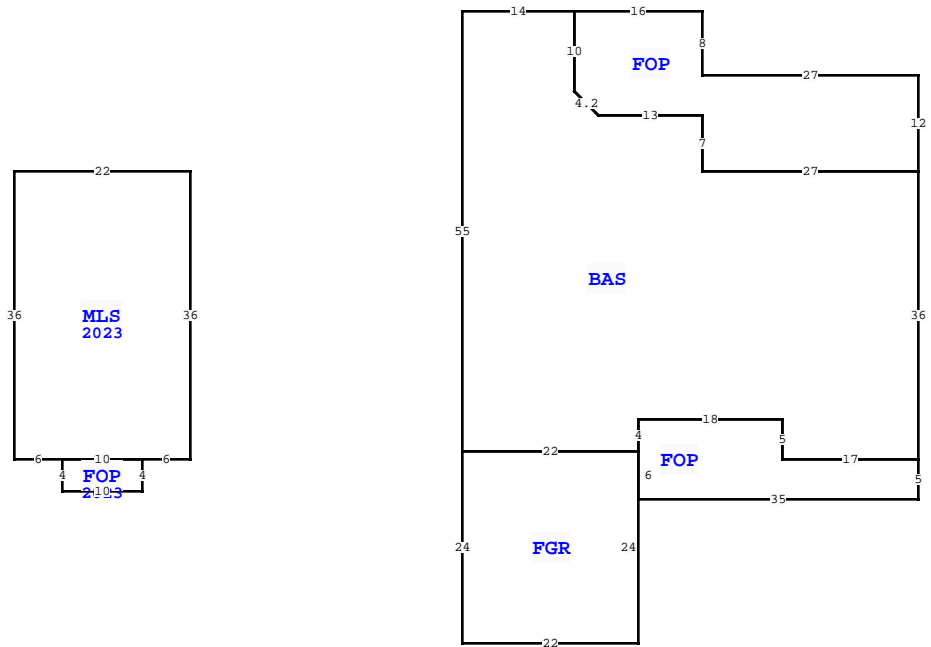


WD 1347-2741,

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	12	HARDWOOD	80		
Interior Floo	14	CARPET	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2.5	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	18517.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,337	100		2,337	294,019
FGR	528	55		290	36,485
FOP	265	30		80	10,064
FOP	528	30		158	19,878
FOP	40	30	2023	12	1,509
MLS	792	90	2023	713	89,703
TOTALS	4,490			3,590	451,659

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: 3129					HX Base Yr 2019						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY STANDARD			
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE 451,659			
TOTAL MARKET OB/XF VALUE 50,542			
TOTAL LAND VALUE - MARKET 70,000			
TOTAL MARKET VALUE 572,201			
SOH/AGL Deduction 160,936			
ASSESSED VALUE 411,265			
TOTAL EXEMPTION VALUE HX HB		51,411	
BASE TAXABLE VALUE 359,854			
TOTAL JUST VALUE 572,201			
NCON VALUE 0			
INCOME VALUE			
PREVIOUS YEAR MKT VALUE 578,738			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042647	New Residential C	131,000	08/30/2021
000042276	New Residential C	125,000	07/08/2021
36727	POOL	300	05/11/2018
36260	SFR	1,280	01/30/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1347/2741	11/14/2017	WD	Q	V	01	32,500

GRANTOR: OAKS OF LAKE CITY LLC
GRANTEE: MICHAEL D & ALICE K

EXTRA FEATURES																
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	0280	POOL R/CON	0	100	20	40	UT	70.00	70.00	100	2018	2018	3	86	48,160	
2	0166	CONC, PAVMT	0	100	0	0	UT	1.00	1.00	100	2018	2018	3	100	2,382	

BUILDING NOTES									
BLD DATE									
XF DATE									
INC DATE									
					LGL DATE				
					LAND DATE				
					AG DATE				
					05/14/2024 MLU				

BUILDING DIMENSIONS									
BAS=[ORIG=0,0] W14 S55 E22 N4 E18 S5 E17 N36 W27 N7 W13 U3L3 N10 \$									
FGR=[ORIG=-14,55] S24 E22 N24 W22 \$									
FOP=[ORIG=43,20] N12 W27 N8 W16 S10 D3R3 E13 S7 E27 \$									
FOP=[ORIG=8,55] S6 E35 N5 W17 N5 W18 S4 \$									
MLS=[YR=2023;ORIG=-70,20] S36 E6 E10 E6 N36 W22 \$									
FOP=[YR=2023;ORIG=-64,56] S4 E10 N4 W10 \$									

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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.00	70,000.00	70,000.00	70,000							