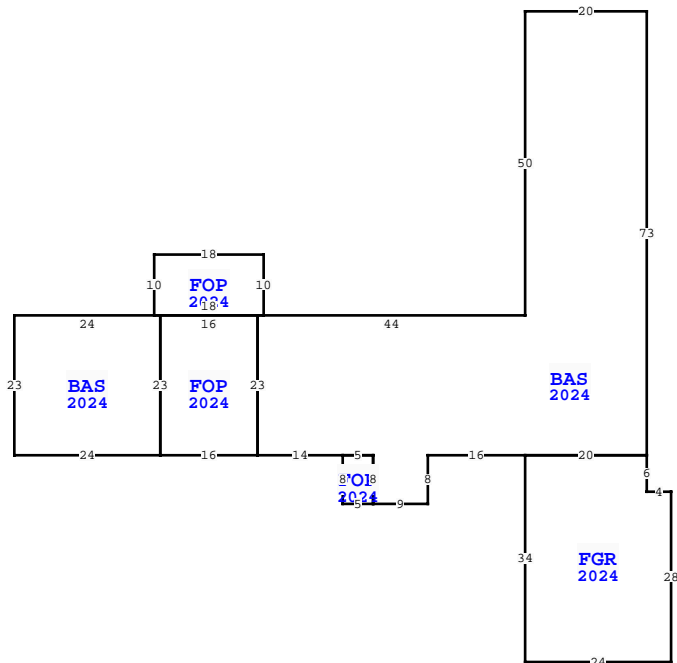




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.100	
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	02
NEIGHBORHOOD/LOC	18517.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	552	100	2024
BAS	2,544	100	2024
FGR	792	55	2024
FOP	40	30	2024
FOP	180	30	2024
FOP	368	30	2024
TOTALS	4,476		

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%	- 2024		Heated Area: 3096					HX Base Yr	2024



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			472,544
TOTAL MARKET OB/XF VALUE			33,731
TOTAL LAND VALUE - MARKET			70,000
TOTAL MARKET VALUE			576,275
SOH/AGL Deduction			0
ASSESSED VALUE			576,275
TOTAL EXEMPTION VALUE			HX HB 13 576,275
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			576,275
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			581,097

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048640	Swimming Pool and	60,050	11/13/2023
000046391	New Residential C	200,000	01/27/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1400/1142	12/03/2019	WD	Q	V	01	38,000
GRANTOR: ROBERT T & JESSICA ST						
GRANTEE: JAMES TERRELL & MEL						
1379/1542	2/25/2019	WD	Q	V	01	27,500
GRANTOR: OAKS OF LAKE CITY LLC						
GRANTEE: ROBERT T & JESSICA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0166	CONC, PAVMT	0	100	0	0	1,580.00	UT	3.00	3.00	100
2	0280	POOL R/CON	0	100	14	28	392.00	UT	70.00	70.00	100
3	0166	CONC, PAVMT	0	100	0	0	700.00	UT	3.00	3.00	100

TOTAL OB/XF											
33,731											
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		PRD	0.00	0.00	1.00	LT	1.00

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2024;ORIG=50,10] S23 E14 E5 S8 E9 N8 E16 E20 N73 W20 S50 W44 \$											
FGR=[YR=2024;ORIG=94,33] S34 E24 N28 W4 N6 W20 \$											
BAS=[YR=2024;ORIG=10,10] S23 E24 N23 W24 \$											
FOP=[YR=2024;ORIG=34,10] S23 E16 N23 W16 \$											
FOP=[YR=2024;ORIG=33,0] S10 E18 N10 W18 \$											
FOP=[YR=2024;ORIG=64,33] S8 E5 N8 W5 \$											

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		PRD	0.00	0.00	1.00	LT	1.00