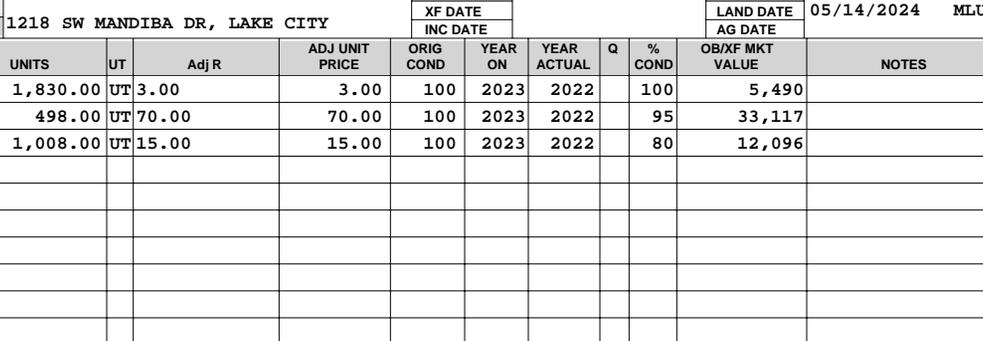


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	17	MSNRY STUC	100		
Exterior Wall	00	N/A	0		
Roof Structure	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		3	100		
Frame	02	WOOD FRAME	100		
Stories		0	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	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	3,621	100	2023	3,621	465,916
FGR	380	55	2023	209	26,892
FGR	454	55	2023	250	32,168
FOP	64	30	2023	19	2,444
FOP	247	30	2023	74	9,522
FOP	274	30	2023	82	10,551
TOTALS	5,040			4,255	547,493

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%	- 2023		Heated Area: 3621		HX Base Yr 2023				



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY	STANDARD				
Tax Group: 3	Tax Dist:				
BUILDING MARKET VALUE	547,493				
TOTAL MARKET OB/XF VALUE	50,703				
TOTAL LAND VALUE - MARKET	82,500				
TOTAL MARKET VALUE	680,696				
SOH/AGL Deduction	125,752				
ASSESSED VALUE	554,944				
TOTAL EXEMPTION VALUE	51,411			HX HB	
BASE TAXABLE VALUE	503,533				
TOTAL JUST VALUE	680,696				
NCON VALUE	0				
INCOME VALUE					
PREVIOUS YEAR MKT VALUE	687,793				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053886	New Residential C	150,000	08/21/2025
000044686	Screen Enclosure	19,000	06/15/2022
000043922	Swimming Pool and	106,675	03/14/2022
000043005	New Residential C	737,000	10/22/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1429/198	1/28/2021	WD Q	V	01		65,000

GRANTOR: SCHILLING TARA
 GRANTEE: SHELLEY DANIEL P
 1318/1266 7/12/2016 WD Q V 01 30,000
 GRANTOR: OAKS OF LAKE CITY
 GRANTEE: TARA & GREGORY SCHI

BUILDING NOTES	
BUILDING DIMENSIONS BAS=[YR=2023;ORIG=80,30] W15 S13 W19 N13 W11 N5 W5 N8 E9 N13 W26 S16 E1 S9 E3 S55 E22 N5 E7 N6 E8 S8 E2 S3 E15 N4 E9 N21 E6 N10 W6 N19 \$ FGR=[YR=2023;ORIG=39,84] W22 S21 E14 N1 E8 N20 \$ FOP=[YR=2023;ORIG=46,4] W7 S13 W9 S8 E5 S5 E11 N26 \$ FOP=[YR=2023;ORIG=46,30] E19 S13 W19 N13 \$ FOP=[YR=2023;ORIG=46,73] E8 S8 W8 N8 \$ FGR=[YR=2023;ORIG=93,80] W22 S16 E8 S2 E14 N18 \$	

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	0166	CONC,PAVMT	0	100	0	0	0	0	1,830.00	UT	3.00	3.00	100	2023	2022	100	5,490	
2	0280	POOL R/CON	0	100	0	0	0	0	498.00	UT	70.00	70.00	100	2023	2022	95	33,117	
3	0282	POOL ENCL	0	100	28	36	0	0	1,008.00	UT	15.00	15.00	100	2023	2022	80	12,096	

LAND DESCRIPTION		TOTAL OB/XF															50,703							
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	1.50	55,000.00	82,500.00	82,500							