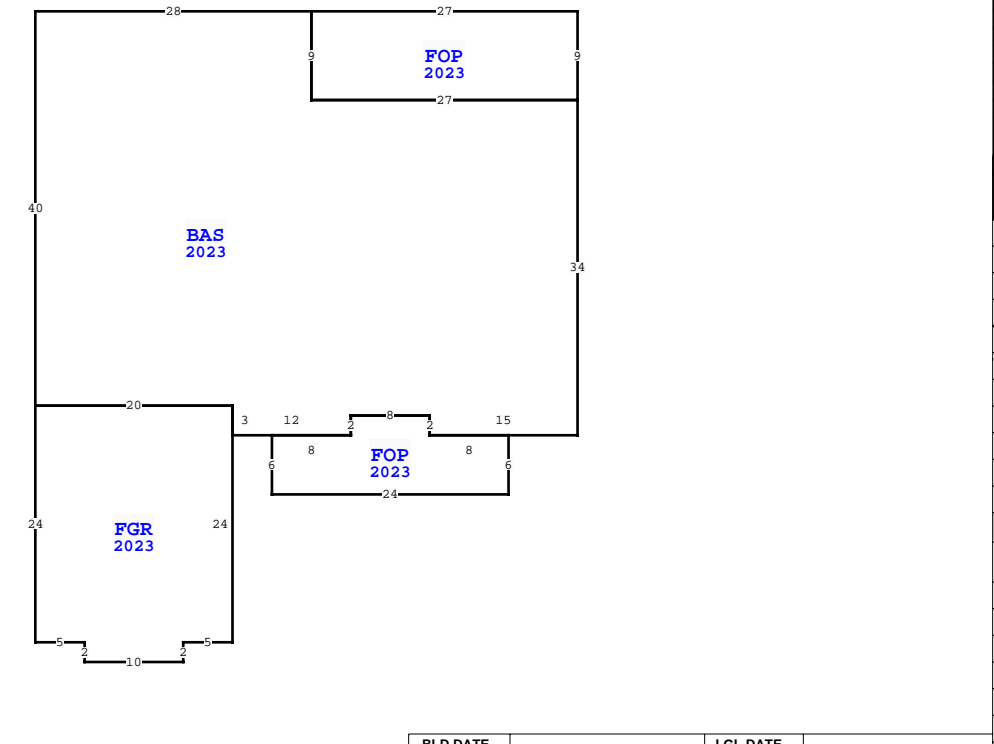


ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 100
Interior Floor	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,442	121.9680	136.60	333,577	2022	2022	0	0	0	3.00	97.00		
1 SINGLE FAM 100% - 2023 Heated Area: 2046 HX Base Yr 2023														



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	2,046	100	2023	2,046	271,099
FGR	500	55	2023	275	36,438
FOP	160	30	2023	48	6,360
FOP	243	30	2023	73	9,673
TOTALS	2,949			2,442	323,570

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE				323,570	
TOTAL MARKET OB/XF VALUE				3,840	
TOTAL LAND VALUE - MARKET				55,000	
TOTAL MARKET VALUE				382,410	
SOH/AGL Deduction				28,898	
ASSESSED VALUE				353,512	
TOTAL EXEMPTION VALUE				HX HB VX 13 353,512	
BASE TAXABLE VALUE				0	
TOTAL JUST VALUE				382,410	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				385,745	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042266	New Residential C	365,500	07/06/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1525/647	7/31/2024	LE U		I	14	100
GRANTOR: ELLIOT KARYN D						
GRANTEE: ELLIOT KARYN D (LE)						
1437/1974	5/13/2021	WD U	V		37	30,000
GRANTOR: BRYAN ZECHER HOMES IN						
GRANTEE: ELLIOT KARYN D						

EXTRA FEATURES														970 SW MANDIBA DR, LAKE CITY	
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		3.00	100	2023	2022		100	3,840	

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

BUILDING DIMENSIONS			
BAS=[YR=2023;ORIG=0,-20] W27 N9 W28 S40 E20 S3 E12 N2 E8 S2 E15 N34 \$			
FGR=[YR=2023;ORIG=-55,11] S24 E5 S2 E10 N2 E5 N24 W20 \$			
FOP=[YR=2023;ORIG=0,-29] W27 S9 E27 N9 \$			
FOP=[YR=2023;ORIG=-31,14] S6 E24 N6 W8 N2 W8 S2 W8 \$			

LAND DESCRIPTION														TOTAL OB/XF 3,840										
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	55,000.00	55,000.00	55,000							