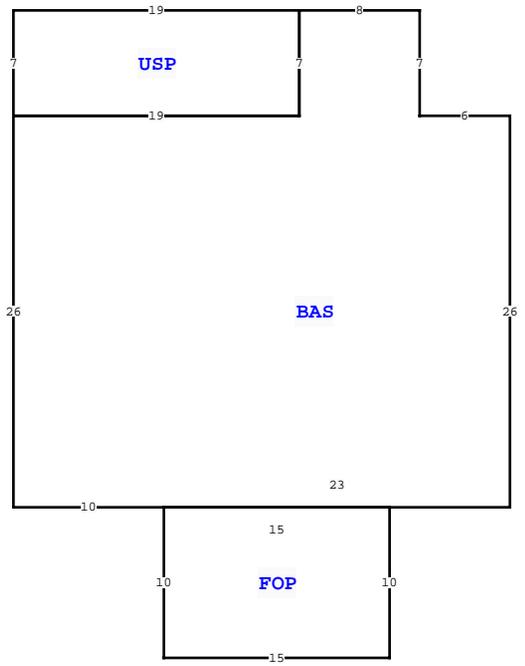




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	13	LAM/VNLPLK 100	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	02	02 100	
Kitchen Adjus	01	01 100	
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	20317.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	914	100	
FOP	150	30	
USP	133	35	
TOTALS	1,197		1,006

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,006	102.0240	114.27	114,956	1920	1920	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2025 Heated Area: 914 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			74,721
TOTAL MARKET OB/XF VALUE			400
TOTAL LAND VALUE - MARKET			7,405
TOTAL MARKET VALUE			82,526
SOH/AGL Deduction			0
ASSESSED VALUE			82,526
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			82,526
TOTAL JUST VALUE			82,526
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			82,526

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050068	Electrical Servic	0	06/07/2024
41431	UPGRADING		03/01/2021
28716	REMODEL	25	07/12/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1516/2022	6/06/2024	WD	U	I	38	40,000
GRANTOR: FRANKLIN EMANUEL JR						
GRANTEE: 255 KACHEV ESTATES						
1461/1606	3/10/2022	WD	Q	I	01	82,000
GRANTOR: STRICKLAND RANDY						
GRANTEE: FRANKLIN EMANUEL JR						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0120	CLFENCE 4	0	0	0	1.00	UT	0.00	0.00	
2	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	

TOTAL OB/XF														400	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE										
255 NE AUDIE TER, LAKE CITY															

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W6 N7 W8 USP= W19 S7 E19 N7\$ S7 W19 S26 E10 FOP= S10 E15 N10 W15\$ E23 N26\$.									

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	DPTH 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	0			0.00	0.00	14,810.00	SF		1.00	1.00	1.00	0.50	0.50	7,405							