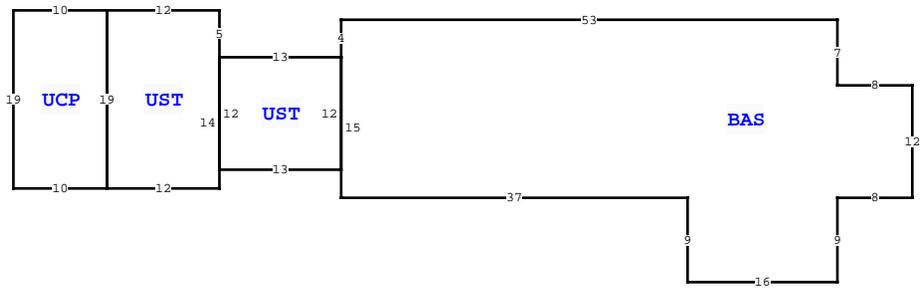




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	04 PLYWOOD 100
Interior Floo	08 SHT VINYL 100
Air Condition	02 WINDOW 100
Heating Type	01 NONE 100
Bedrooms	3 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Architactual	05 CONV 100
Units	0 100
Condition Adj	01 01 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND		
0100	01	1,458	58.8060	67.04	97,744	1953	1953	0	0	25	35.00	40.00		
1 SINGLE FAM 0% - 2024 Heated Area: 1247 HX Base Yr														



Quality	01 01				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 07				
NEIGHBORHOOD/LOC	20317.080 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,247	100		1,247	33,440
UCP	190	20		38	1,019
UST	156	45		70	1,877
UST	228	45		103	2,762
TOTALS	1,821			1,458	39,098

245 NW MEEKS ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/23/2021
INC DATE		AG DATE	MLU

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	0294	SHED WOOD/	0	0	10	14	1.00	UT	350.00	350.00	50	0	0	3	50	175	

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	0			0.00	0.00	19,800.00	SF		1.00	1.00	0.80	0.25	0.20	3,960							
2	0000	C	VAC RES	0			150.00	250.00	18,750.00	SF		1.00	1.00	0.80	0.25	0.20	3,750							
3	9630	C	SWAMP	0			0.00	0.00	1.61	AC		1.00	1.00	1.00	100.00	100.00	161							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		39,098	
TOTAL MARKET OB/XF VALUE		175	
TOTAL LAND VALUE - MARKET		7,871	
TOTAL MARKET VALUE		47,144	
SOH/AGL Deduction		0	
ASSESSED VALUE		47,144	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		47,144	
TOTAL JUST VALUE		47,144	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		46,456	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1310/2449	3/07/2016	QC	U	I	11	12,000
GRANTOR: VERO ATLANTIC 2 LLC						
GRANTEE: MICHAEL BENJAMIN						
1075/1252	2/23/2006	WD	Q	I		48,000
GRANTOR: RAE OLIVER WINDHAM						
GRANTEE: PAUL AND CAROLINE H						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W8 N7 W53 S4 UST= W13 UST= N5 W12 UCP= W10 S19 E10 N19\$ S19 E12 N14\$ S12 E13 N12\$ S15 E37 S9 E16 N9 E8 N12\$.