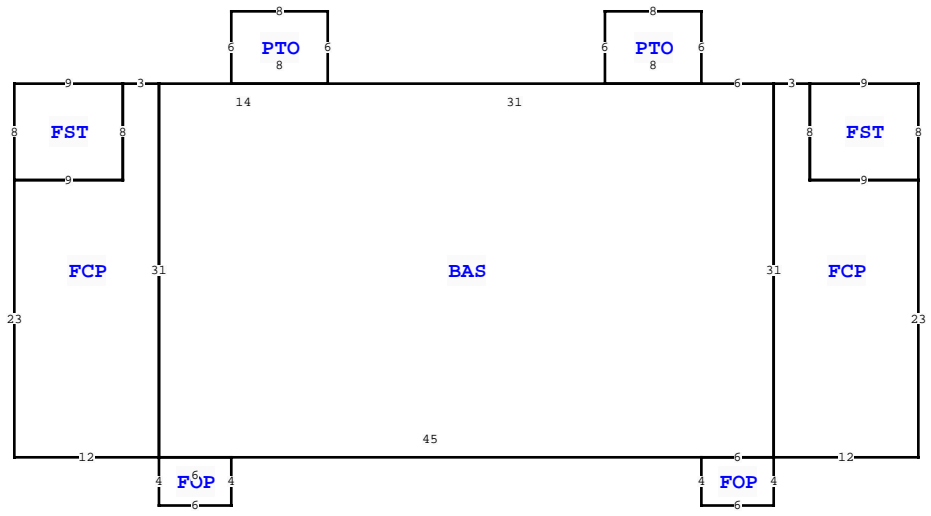




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	17 MSNRY STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	1 100
Frame	03 MASONRY 100
Story Height	8 100
RMS	0 100
Stories	1. 1. 100
Units	2 100
Condition Adj	02 02 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	DUPLEX	0% - 0										



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,581	100		1,581	73,919
FCP	300	25		75	3,507
FCP	300	25		75	3,507
FOP	24	30		7	327
FOP	24	30		7	327
FST	72	55		40	1,870
FST	72	55		40	1,870
PTO	48	5		2	94
PTO	48	5		2	94
TOTALS	2,469			1,829	85,514

EXTRA FEATURES		251 SW DUNN WAY, 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	0	12	54	648.00	UT	2.00	2.00	50	1993	1993	3	50	648	
2	0166	CONC, PAVMT	0	0	12	54	648.00	UT	2.00	2.00	50	1993	1993	3	50	648	
3	0120	CLFENCE 4	0	0	0	0	330.00	UT	4.50	4.50	70	1993	1993	3	70	1,040	
4	0166	CONC, PAVMT	0	0	8	54	432.00	UT	2.00	2.00	50	0	0	3	50	432	
5	0166	CONC, PAVMT	0	0	8	54	432.00	UT	2.00	2.00	50	0	0	3	50	432	

TOTAL OB/XF													3,200				
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LAND DESCRIPTION																								
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	0300	C	MULTI-FAM	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.50	26,000.00	39,000.00	39,000							

VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		171,110	
TOTAL MARKET OB/XF VALUE		3,200	
TOTAL LAND VALUE - MARKET		39,000	
TOTAL MARKET VALUE		213,310	
SOH/AGL Deduction		0	
ASSESSED VALUE		213,310	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		213,310	
TOTAL JUST VALUE		213,310	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		212,362	

COLUMBIA COUNTY PROPERTY				PAGE 1 of 2		3
PERMIT NUM	DESCRIPTION	AMT	ISSUED			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1351/1514	1/11/2018	WD	U	I	30	100
GRANTOR: JOHN W & DANETTE O'NE						
GRANTEE: O'NEAL PROPERTIES L						
0920/1011	2/10/2001	WD	Q	I	03	75,000
GRANTOR: STAFFORD L JR & ANNE						
GRANTEE: JOHN & DANETTE O'NE						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/08/2025	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W6 PTO= N6 W8 S6 E8 \$ W31 PTO= N6 W8 S6 E8\$ W14 FCP= W3 FST= W9 S8 E9 N8 \$ S8W9 S23 E12 N31\$ S31 FOP= S4 E6 N4 W6\$ E45 FOP= S4 E6 N4 W6\$ E6 FCP= E12 N23 FST= N8 W9 S8 E9\$ W9 N8 W3 S31\$ N31\$.	

