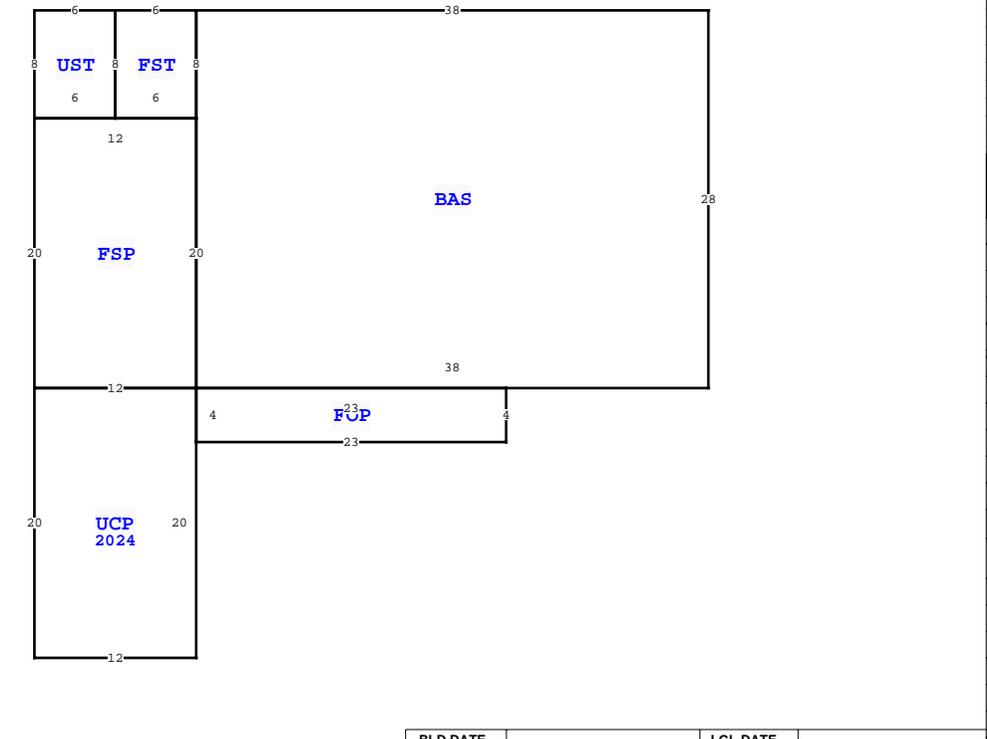


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
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		
1	SINGLE FAM	0%	- 2024									Heated Area: 1064	HX Base Yr



MAP NUM	MKT AREA	01			
NEIGHBORHOOD/LOC	20416.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100		1,064	103,601
FOP	92	30		28	2,727
FSP	240	40		96	9,348
FST	48	55		26	2,532
UCP	240	20	2024	48	4,674
UST	48	45		22	2,142
TOTALS	1,732			1,284	125,023

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD
BUILDING MARKET VALUE			125,023
TOTAL MARKET OB/XF VALUE			400
TOTAL LAND VALUE - MARKET			23,400
TOTAL MARKET VALUE			148,823
SOH/AGL Deduction			0
ASSESSED VALUE			148,823
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			148,823
TOTAL JUST VALUE			148,823
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			150,609

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048286	Roof Replacement	3,000	09/28/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1498/31	8/23/2023	WD	Q	I	01	153,500
GRANTOR: TEDDER SARAH F						
GRANTEE: SPARKS CONSTRUCTION						
1033/2324	12/02/2004	QC	U	I	11	100
GRANTOR: TURNER CHARLES J						
GRANTEE: TEDDER SARA F						

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	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
2	0120	CLFENCE	4	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

TOTAL OB/XF													
155 SW PRESTIGE WAY, LAKE CITY													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
04/08/2025 MLU													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[ORIG=0,0] W38 S8 S20 E38 N28 \$													
FSP=[ORIG=-38,8] W12 S20 E12 N20 \$													
FOP=[ORIG=-38,28] S4 E23 N4 W23 \$													
FST=[ORIG=-38,0] W6 S8 E6 N8 \$													
UST=[ORIG=-44,0] W6 S8 E6 N8 \$													
UCP=[YR=2024;ORIG=-50,28] E12 S20 W12 N20 \$													

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	0100	C	SFR	0		RSF	1105.00	150.00	1.00	LT		1.00	1.00	0.90	26,000.00	23,400.00	23,400							