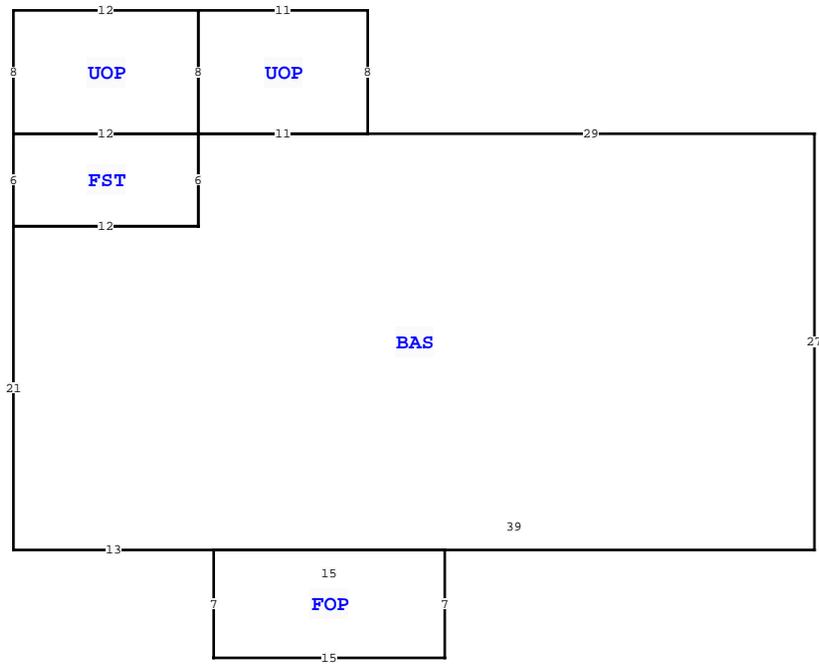


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	05	AVERAGE	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2024									Heated Area: 1332	HX Base Yr 2024



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,332	100		1,332	129,239
FOP	105	30		32	3,105
FST	72	55		40	3,881
UOP	88	20		18	1,746
UOP	96	20		19	1,843
TOTALS	1,693			1,441	139,815

197 SW DUNN WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025
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	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	300	

TOTAL OB/XF 1,300

LAND DESCRIPTION																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% 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		RSF	1105.00	140.00	1.00	LT		1.00	1.00	26,000.00	26,000.00	26,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			139,815	
TOTAL MARKET OB/XF VALUE			1,300	
TOTAL LAND VALUE - MARKET			26,000	
TOTAL MARKET VALUE			167,115	
SOH/AGL Deduction			1,978	
ASSESSED VALUE			165,137	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			113,726	
TOTAL JUST VALUE			167,115	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			169,174	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047838	Solar Power Syste	27,720	08/07/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1493/2408	6/27/2023	WD	Q	I	01	170,000
GRANTOR: DOUBERLY CALVIN						
GRANTEE: HATCH EDITH M						
1063/0888	10/18/2005	WD	Q	I		89,000
GRANTOR: HUDSON						
GRANTEE: DOUBERLY						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[ORIG=0,0] W29 W11 S6 W12 S21 E13 E39 N27 \$													
FOP=[ORIG=-39,27] S7 E15 N7 W15 \$													
UOP=[ORIG=-40,0] N8 W12 S8 E12 \$													
UOP=[ORIG=-29,0] N8 W11 S8 E11 \$													
FST=[ORIG=-40,0] W12 S6 E12 N6 \$													