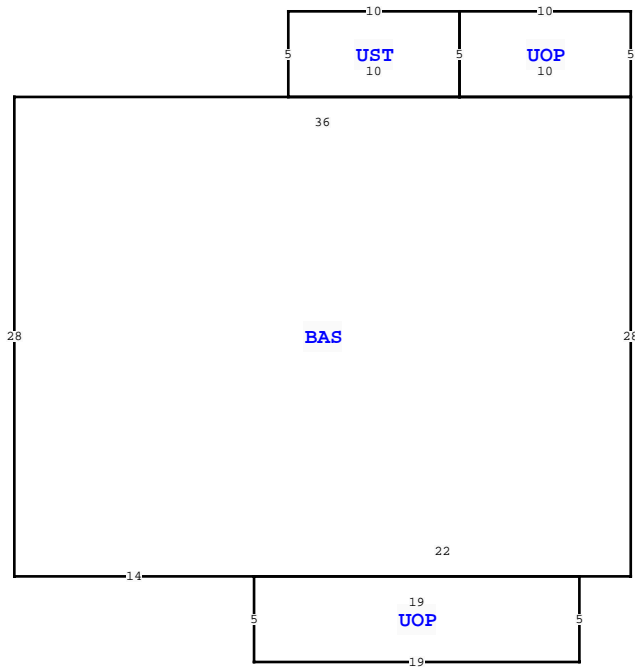


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	70
Interior Floor	14	CARPET	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	21317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,008	100	
UOP	50	20	
UOP	95	20	
UST	50	45	
TOTALS	1,203		

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,059	116.9940	131.03	138,761	1945	2000		0	0	31.25	68.75		
1 SINGLE FAM 0% - 2021 Heated Area: 1008 HX Base Yr														



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			95,398
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			4,290
TOTAL MARKET VALUE			99,688
SOH/AGL Deduction			0
ASSESSED VALUE			99,688
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			99,688
TOTAL JUST VALUE			99,688
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			101,423

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045444	Remodel	12,900	09/14/2022
9611	PUMP/UTPOL	30	04/18/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1418/0434	8/20/2020	WD	Q	I	05	110,000
GRANTOR: ROBERTO & GLORILUZ RI						
GRANTEE: ERIC HECKLER						
1405/0881	2/05/2019	WD	U	I	11	100
GRANTOR: MICHAEL GRAHAM						
GRANTEE: ROBERTO & GLORILUZ						

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

TOTAL OB/XF														0	
														04/29/2025	MLU
903 NE GUM SWAMP RD, LAKE CITY															

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= S28 E14 UOP= S5 E19 N5W19 \$ E22 N28 UOP= N5 W10 UST= W10 S5 E10 N5\$ S5 E10\$ W36\$.													

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		00	0.00	0.00	0.33	AC		1.00	1.00	1.00	13,000.00	13,000.00	4,290										