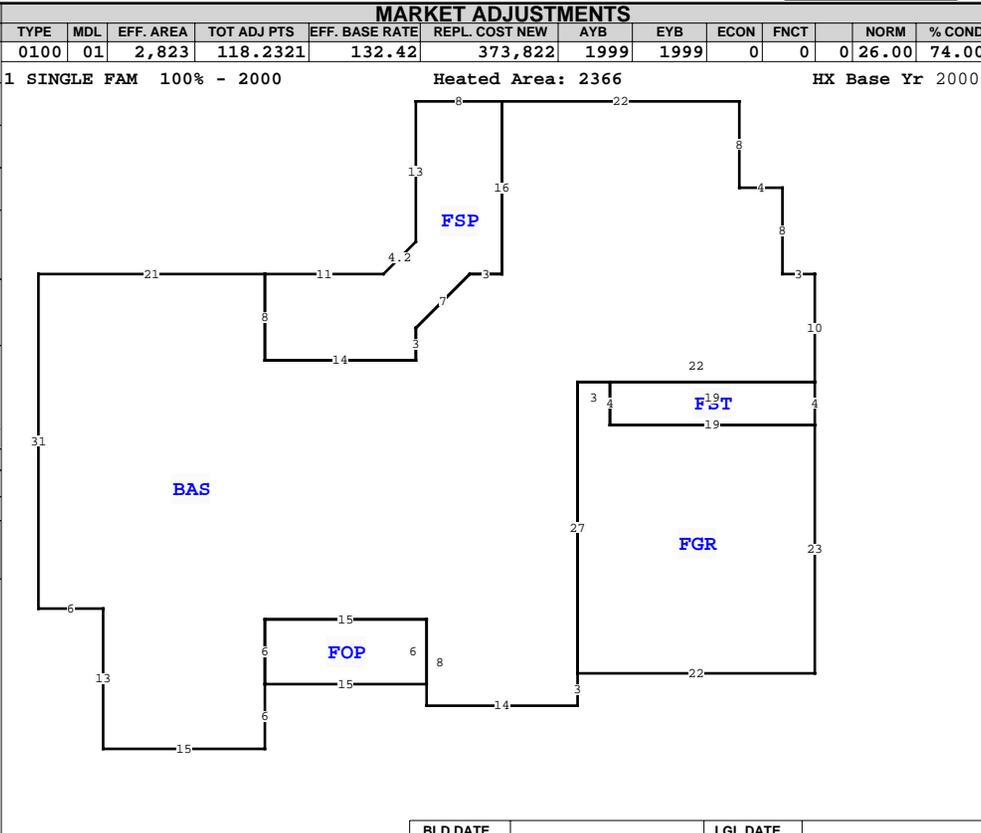


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 100				
Roof Structur	08 IRREGULAR 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floo	14 CARPET 90				
Interior Floo	15 HARDTILE 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	4 100				
Bathrooms	2 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual	05 CONV 100				
Units	0 100				
Condition Adj	03 100				
Kitchen Adjus	01 01 100				
Quality	06 06				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	21416.040 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,366	100		2,366	231,846
FGR	518	55		285	27,928
FOP	90	30		27	2,646
FSP	257	40		103	10,093
FST	76	55		42	4,116
TOTALS	3,307			2,823	276,628



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			276,628
TOTAL MARKET OB/XF VALUE			6,093
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			317,721
SOH/AGL Deduction			106,204
ASSESSED VALUE			211,517
TOTAL EXEMPTION VALUE	HX HB 13		211,517
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			317,721
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			321,459

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043659	Roof Replacement	14,800	02/07/2022
15141	SFR	365	02/26/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0874/2054	2/11/1999	WD Q	Q	V		15,000

GRANTOR: DDP CORP  
GRANTEE: DESSERT

EXTRA FEATURES		BLD DATE		LGL DATE	
L	OB/XF CODE	DESCRIPTION	BLD CAP	L	W
1	0190	FPLC PF	0 100	0	0
2	0166	CONC, PAVMT	0 100	0	0
3	0296	SHED METAL	0 100	0	0
4	0169	FENCE/WOOD	0 100	0	0

284 SW ROYAL CT, LAKE CITY

BLD DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
		04/14/2026		

L	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	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
2	0166	CONC, PAVMT	0 100	0	0	1,862.00	UT	1.50	1.50	100	1999	1999	3	100	2,793	
3	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
4	0169	FENCE/WOOD	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2025	2024		100	2,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W21 S31 E6 S13 E15 N6 FOP= E15 N6 W15 S6\$ N6 E15 S8 E14 N3 FGR= E22 N23 FST= N4 W19 S4 E19\$ W19 N4 W3 S27\$ N27 E22 N10 W3 N8 W4 N8 W22 FSP= W8 S13 D3 L3 W11 S8 E14 N3 R5 U5 E3 N16\$ S16 W3 D5 L5 S3 W14 N8\$.	

LAND DESCRIPTION		TOTAL OB/XF																							
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	100			RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							