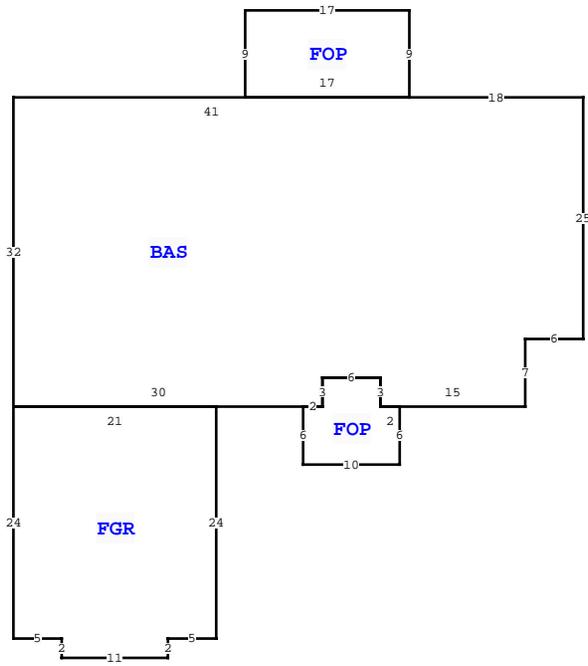


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 90
Exterior Wall	19 COMMON BRK 10
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,186	120.7360	137.64	300,881	2016	2016	0	0	0	9.00	91.00		
1 SINGLE FAM 100% - 2017 Heated Area: 1828 HX Base Yr 2017														



Quality	07 07				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	21416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,828	100		1,828	228,961
FGR	526	55		289	36,198
FOP	78	30		23	2,881
FOP	153	30		46	5,761
TOTALS	2,585			2,186	273,802

249 SW GRANITE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
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		2.00	100	2016	2016	3	100	3,776	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	273,802		
TOTAL MARKET OB/XF VALUE	3,776		
TOTAL LAND VALUE - MARKET	35,000		
TOTAL MARKET VALUE	312,578		
SOH/AGL Deduction	156,366		
ASSESSED VALUE	156,212		
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE	104,801		
TOTAL JUST VALUE	312,578		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	310,720		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33953	SFR	755	04/12/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1462/1988	3/17/2022	QC	U	I	11	100
GRANTOR: SCHILLING GREGORY L						
GRANTEE: SCHILLING TARA J						
1327/1133	12/09/2016	WD	Q	I	01	200,000
GRANTOR: BRADLEY FRANKS CONSTR						
GRANTEE: GREGORY L & TARA J						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W18 FOP= N9 W17 S9 E17\$ W41 S32 FGR= S24 E5 S2 E11 N2 E5 N24 W21\$ E30 FOP= S6 E10 N6 W2 N3 W6 S3 W2\$ E2 N3 E6 S3 E15 N7 E6 N25\$.

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	100		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							