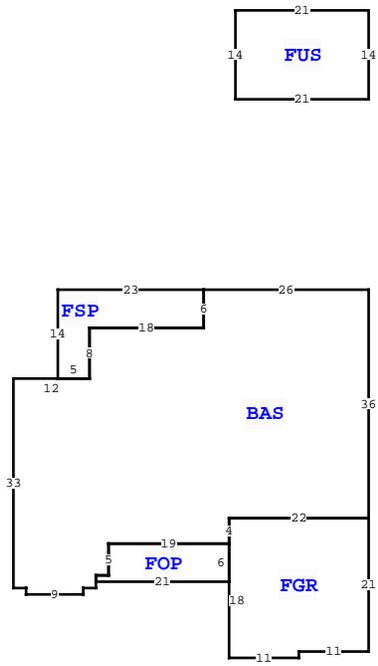




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
Kitchen Adjus	02	02	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	22316.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,986	100	
FGR	473	55	
FOP	116	30	
FSP	178	40	
FUS	294	100	
TOTALS	3,047		

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%	- 2017		396,053	2013	2013	0	0	12.00	88.00	Heated Area: 2280 HX Base Yr 2017	



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE	348,527			
TOTAL MARKET OB/XF VALUE	21,030			
TOTAL LAND VALUE - MARKET	70,000			
TOTAL MARKET VALUE	439,557			
SOH/AGL Deduction	147,373			
ASSESSED VALUE	292,184			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	240,773			
TOTAL JUST VALUE	439,557			
NCON VALUE	16,500			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	420,848			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054604	Storage Building	17,495	12/02/2025
31106	SFR	812	06/03/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1323/0984	10/05/2016	WD	Q	I	05	295,000
GRANTOR: RICKY L & RACHAEL C						
1280/0726	8/26/2014	WD	Q	I	01	250,000
GRANTOR: THE DARBY ROGERS CO &						
GRANTEE: RICKY L & RACHAEL C						

EXTRA FEATURES		725 NW COUNTRY LAKE DR, LAKE CITY															
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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	2013	2013	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	0		1,665.00	UT 2.00	2.00	100	2013	2013	3	100	3,330	
3	0030	BARN, MT	0	100	0	0		1.00	UT 16,500.00	16,500.00	100	2026	2025		100	16,500	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/03/2025	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W26 FSP= W23 S14 E5 N8 E18 N6\$ S6 W18 S8 W12 S33 E2 S1 E9 N1 E2 N1 FOP= E21 N6 W19 S5 W2 S1\$ N1 E2 N5 E19 FGR= S18 E11 N1 E11 N21 W22 S4\$ N4 E22 N36\$ PTR= N30 FUS= N14 W21 S14 E21\$ S30\$.													

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			0.00	0.00	2.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	70,000							