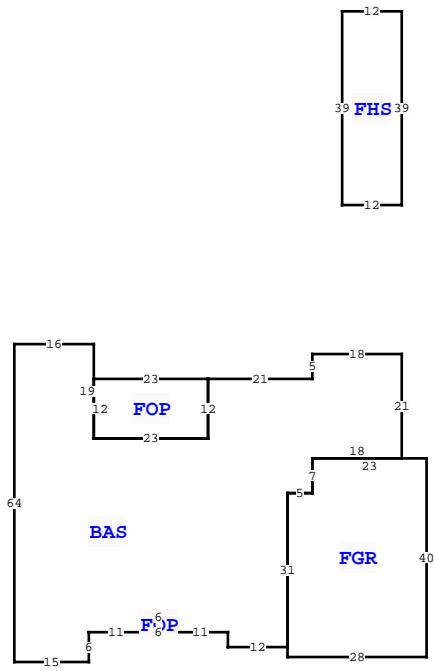


ELEMENT	CD	BUILDING CHARACTERISTICS CONSTRUCTION
Exterior Wall	32	HARDIE BRD 80
Exterior Wall	21	STONE 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3.5 100
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		
1	SINGLE FAM	100%	- 2026									Heated Area: 3710	HX Base Yr 2026



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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,242	100		3,242	358,996
FGR	1,085	55		597	66,108
FHS	468	60		281	31,116
FOP	18	30		5	554
FOP	276	30		83	9,191
TOTALS	5,089			4,208	465,963

697 NW COUNTRY LAKE DR, 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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	3,264.00	UT	2.00	2.00	100	2007	2007	3	100	6,528	
3	0169	FENCE/WOOD	0	100	0	440.00	UT	10.00	10.00	100	2008	2008	3	100	4,400	

TOTAL OB/XF 12,928

LAND DESCRIPTION																								
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	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2		Tax Dist:		
BUILDING MARKET VALUE			465,963	
TOTAL MARKET OB/XF VALUE			12,928	
TOTAL LAND VALUE - MARKET			35,000	
TOTAL MARKET VALUE			513,891	
SOH/AGL Deduction			0	
ASSESSED VALUE			513,891	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			462,480	
TOTAL JUST VALUE			513,891	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			519,574	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046858	Roof Replacement	51,140	03/29/2023
25373	SFR	951	01/05/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1541/925	5/22/2025	WD	U	I	11	100

GRANTOR: UKAEGBU MICHAEL AKA M  
GRANTEE: UKAEGBU MICHAEL CHU  
1272/1431 3/31/2014 WD U I 18 273,000  
GRANTOR: FEDERAL HOME LOAN MOR  
GRANTEE: MICHAEL UKAEGBU

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W18 S5 W21 FOP= W23 S12 E23 N12 S12 W23 N19 W16 S64 E15 N6 E11 FOP= E6 N3 W6 S3 N3 E6 S3 E11 S3 E12 FGR= S2 E28 N40 W23 S7 W5 S31 S N31 E5 N7 E18 N21 S PTR= N30 FHS= N39 W12 S39 E12 S S30 S.