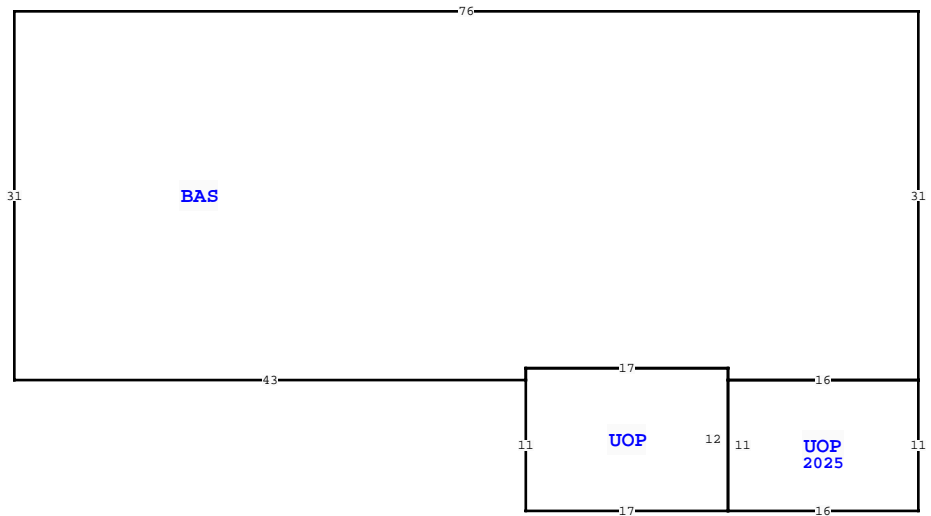


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architctual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0202	02	2,434	117.9000	114.36	278,352	2003	2010	0	0	0	35.00	65.00
1 MANUF 2 100% - 2024 Heated Area: 2339 HX Base Yr 2024												



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,339	100		2,339	173,867
UOP	204	25		51	3,791
UOP	176	25	2025	44	3,271
TOTALS	2,719			2,434	180,929

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	UT	1.00	1,200.00	100	2003	2003	3	100	1,200	
2	0166	CONC,PAVMT	0	100	10	130	UT	3.00	3.00	60	2007	2007	3	60	2,340	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	UT	0.00	0.00	100	2019	2019	3	100	700	
5	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2019	2019	3	100	3,500	
6	0296	SHED METAL	0	100	0	0	UT	2,000.00	2,000.00	100	2025	2024		100	2,000	
7	0294	SHED WOOD/	0	100	0	0	UT	1,800.00	1,800.00	100	2025	2024		100	1,800	
8	0296	SHED METAL	0	100	0	0	UT	500.00	500.00	100	2025	2024		100	500	

209 SW BUCHANAN DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		180,929
TOTAL MARKET OB/XF VALUE		19,040
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		222,469
SOH/AGL Deduction		56,557
ASSESSED VALUE		165,912
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		114,501
TOTAL JUST VALUE		222,469
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		234,725

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047579	Roof Replacement	9,700	06/30/2023
20652	M H	125	05/01/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/1423	6/22/2023	WD	Q	I	01	245,000
GRANTOR: RUDD MARGARET A						
GRANTEE: GREEN FAMILY REVOCA						
1352/1772	1/31/2018	WD	Q	I	01	90,000
GRANTOR: ROBIN OTTEN						
GRANTEE: MARGARET A RUDD						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W76 S31 E43 N1 E17 S1 E16 N31 \$	
UOP=[ORIG=-33,31] S11 E17 N12 W17 S1 \$	
UOP=[YR=2025;ORIG=-16,31] E16 S11 W16 N11 \$	

LAND DESCRIPTION																								
TOTAL OB/XF 19,040																								
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	0200	C	MBL HM	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							