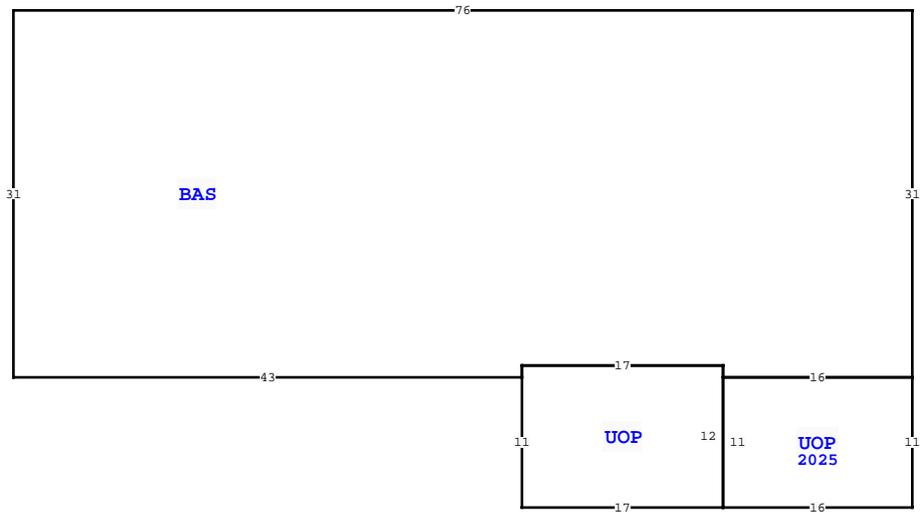


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architectural	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	119.08	289,841	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	181,043
UOP	204	25		51	3,947
UOP	176	25	2025	44	3,406
TOTALS	2,719			2,434	188,397

209 SW BUCHANAN DR, LAKE CITY

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

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	2003	2003	3	100	1,200	
2	0166	CONC,PAVMT	0	100	10	130	1,300.00	UT	3.00	3.00	60	2007	2007	3	60	2,340	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	700	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	3,500	
6	0296	SHED METAL	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2025	2024		100	2,000	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,800.00	1,800.00	100	2025	2024		100	1,800	
8	0296	SHED METAL	0	100	0	0	1.00	UT	500.00	500.00	100	2025	2024		100	500	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			188,397	
TOTAL MARKET OB/XF VALUE			19,040	
TOTAL LAND VALUE - MARKET			22,500	
TOTAL MARKET VALUE			229,937	
SOH/AGL Deduction			64,025	
ASSESSED VALUE			165,912	
TOTAL EXEMPTION VALUE	HX HB			51,411
BASE TAXABLE VALUE			114,501	
TOTAL JUST VALUE			229,937	
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							