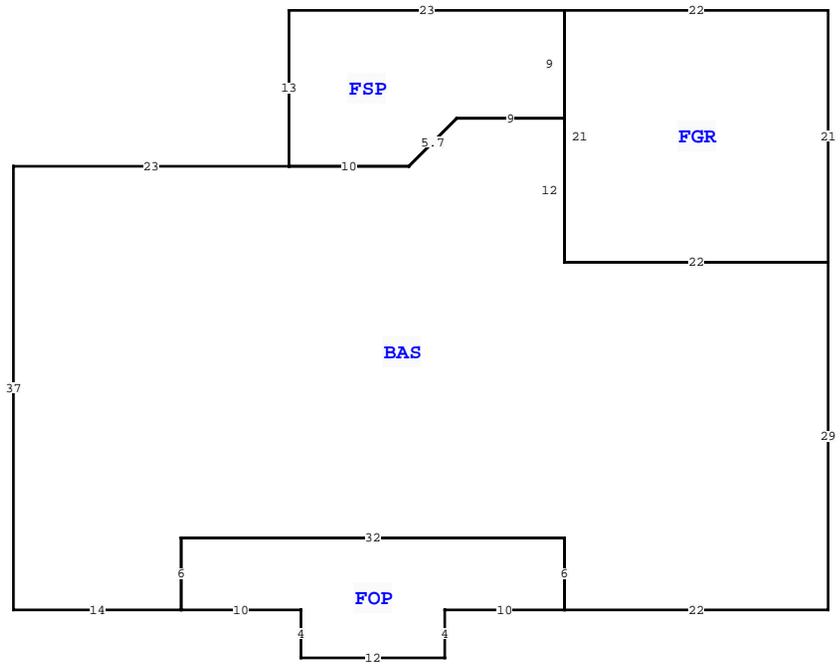




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectural	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY

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%	- 2019									Heated Area: 2192 HX Base Yr 2019	



NEIGHBORHOOD/LOC					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,192	100		2,192	236,394
FGR	462	55		254	27,393
FOP	240	30		72	7,765
FSP	255	40		102	11,000
<b>TOTALS</b>	<b>3,149</b>			<b>2,620</b>	<b>282,551</b>

293 NW EMPORIA GLEN, 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		1.50	1.50	100	2000	2000	3	100	3,432	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	282,551		
TOTAL MARKET OB/XF VALUE	3,432		
TOTAL LAND VALUE - MARKET	35,000		
TOTAL MARKET VALUE	320,983		
SOH/AGL Deduction	95,814		
ASSESSED VALUE	225,169		
TOTAL EXEMPTION VALUE	HX HB 51,411		
BASE TAXABLE VALUE	173,758		
TOTAL JUST VALUE	320,983		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	319,878		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048942	Electrical Servic	0	01/03/2024
000044865	Roof Replacement	15,000	07/01/2022
15183	SFR	405	03/09/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1361/2191	6/04/2018	WD Q	Q	I	01	227,500
GRANTOR: BRUCE & LANETTE NEAL						
GRANTEE: WOODROW SHANE DAVIS						
1023/2393	8/13/2004	WD Q	Q	I		157,500
GRANTOR: WIDENER						
GRANTEE: BRUCE & LANETTE NEA						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W23 S37 E14 FOP= E10 S4 E12 N4 E10 N6 W32 S6\$ N6 E32 S6 E22 N29 FGR= N21 W22 S21 E22\$ W22 N12 FSP= N9 W23 S13 E10 U4 R4 E9\$ W9 L4 D4 W10\$.													

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							