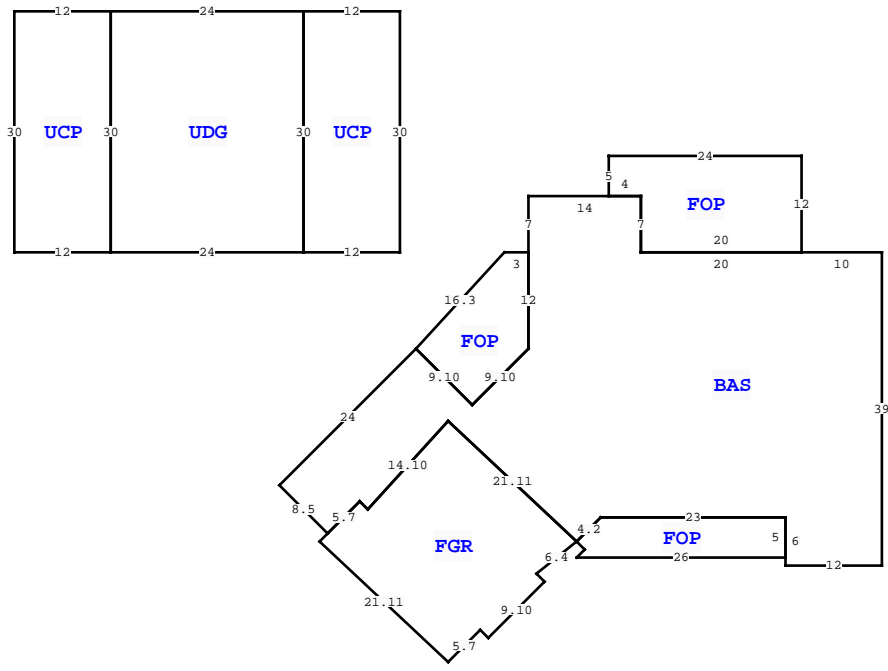




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	90
Exterior Wall	21	STONE	10
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	23316.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,940	100	
FGR	481	55	
FOP	125	30	
FOP	151	30	
FOP	260	30	
UCP	360	20	
UCP	360	20	
UDG	720	55	
TOTALS	4,397		

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%	- 2020		405,939	2019	2019	0	0	6.00	94.00
Heated Area: 1940											
HX Base Yr 2020											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		2
VALUATION BY	STANDARD	
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE	381,583	
TOTAL MARKET OB/XF VALUE	1,260	
TOTAL LAND VALUE - MARKET	45,700	
TOTAL MARKET VALUE	428,543	
SOH/AGL Deduction	104,698	
ASSESSED VALUE	323,845	
TOTAL EXEMPTION VALUE	56,411	
BASE TAXABLE VALUE	267,434	
TOTAL JUST VALUE	428,543	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	432,602	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38091	STORAGE	181	05/09/2019
37855	SFR	1,029	03/12/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1377/0681	1/25/2019	WD	Q	V	03	45,000

GRANTOR: BRANDON L SWANSON
GRANTEE: KEITH E & ALICE R M
1355/1405 3/12/2018 PB U V 18 100
GRANTOR: CLERK OF COURT (ESTAT)
GRANTEE: BRANDON L SWANSON

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	560.00	UT	2.25	2.25	100	2019	2019	3	100	1,260	

2612 NW LAKE JEFFERY RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025
INC DATE		AG DATE	MLU

BUILDING NOTES									
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BUILDING DIMENSIONS
BAS= W10 FOP= N12 W24 S5 E4 S7 E20\$ W20 N7 W14 S7 FOP= W3 L11 D12 D7 R7 R7 U7 N12\$ S12 D7 L7 L7 U7 L17 D17 D6 R6 FGR= D1 L1 D15 R16 R4 U4 D1 R1 R7 U7 L1 U1 R5 U4 L16 U15 D11 L10 L1 U1 D4 L4 \$ R4 U4 D1 R1 R10 U11 D15 R16 FOP= D1 R1 L1 D1 E26 N5 W23 L3 D3 \$ U3 R3 E23 S6 E12 N39\$ PTR=W60 UCP= W12 UDG= W24 UCP= W12 N30 E12 S30\$ N30 E24 S30\$ N30 E12 S30\$ E60\$.

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		A-1	0.00	0.00	4.57	AC		1.00	1.00	1.00	10,000.00	10,000.00	45,700							