

MARKET ADJUSTMENTS

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 2

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	15	HARDTILE 10
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
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2019		123.74	388,791	2007	2007	0	0	18.00	82.00

Heated Area: 2011 HX Base Yr 2019

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		318,809
TOTAL MARKET OB/XF VALUE		7,591
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		361,400
SOH/AGL Deduction		94,147
ASSESSED VALUE		267,253
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		215,842
TOTAL JUST VALUE		361,400
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		365,288

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,011	100		2,011	204,050
FGR	576	55		317	32,165
FOP	90	30		27	2,740
FSP	184	40		74	7,509
UDG	1,296	55	2025	713	72,346
TOTALS	4,157			3,142	318,809

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048750	Roof Replacement	16,000	11/29/2023
24716	SFR	792	07/06/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1349/0150	11/28/2017	WD Q	Q	I	01	186,500
GRANTOR: RENEE & JEFFERY SMITH						
GRANTEE: EDWARD ALLEN & CASE						
1118/0262	4/27/2007	WD Q	Q	I		215,000
GRANTOR: DONALD WILLIAMS						
GRANTEE: RENEE & JEFFERY SMI						

322 SW STONEHENGE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
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	0166	CONC, PAVMT	0	100	0	934.00	UT	3.00	3.00	100	2007	2007	3	100	2,802	
2	0169	FENCE/WOOD	0	100	0	310.00	UT	13.50	13.50	75	2009	2009	3	75	3,139	
3	0294	SHED WOOD/	0	100	0	1.00	UT	2,200.00	2,200.00	75	2009	2009	3	75	1,650	

BUILDING NOTES

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W17 S4 S7 W10 D3L3 S1 W29 S38 E17 N2 N5 E18 N10 E24 N36 \$	
UDG=[YR=2025;ORIG=-112,4] E36 S36 W36 N36 \$	
FGR=[ORIG=-24,46] S14 E24 N24 W24 S10 \$	
FSP=[ORIG=-17,4] W21 S11 E8 N1 U3R3 E10 N7 \$	
FOP=[ORIG=-42,51] E18 N5 W18 S5 \$	

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									