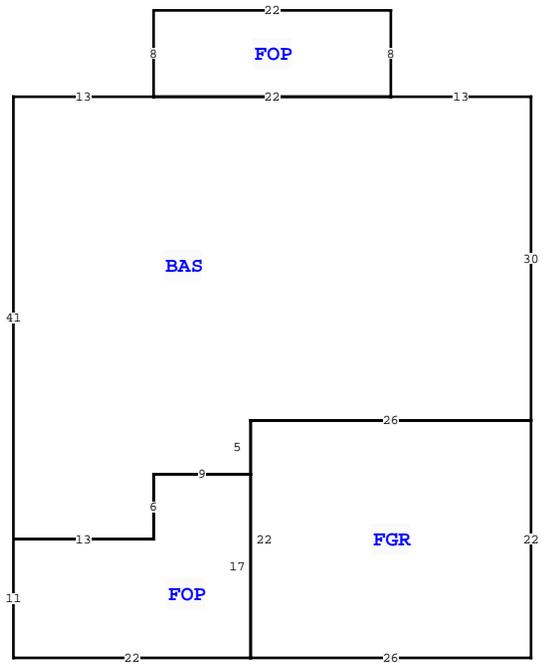


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	23416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,628	100	
FGR	572	55	
FOP	176	30	
FOP	296	30	
TOTALS	2,672		

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% - 2022									
			Heated Area: 1628								
				HX Base Yr 2022							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			274,239
TOTAL MARKET OB/XF VALUE			4,420
TOTAL LAND VALUE - MARKET			29,750
TOTAL MARKET VALUE			308,409
SOH/AGL Deduction			40,330
ASSESSED VALUE			268,079
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			216,668
TOTAL JUST VALUE			308,409
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			306,392

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40065	SFR	0	06/30/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1404/1867	1/30/2020	WD	Q	V	01	24,000
GRANTOR: ANITA U MHATRE						
GRANTEE: KERRY DENNIS & SONI						
1078/0829	12/22/2005	QC	Q	V	01	100
GRANTOR: UMESH & SHILPA MHATRE						
GRANTEE: ANITA U MHATRE						

EXTRA FEATURES		206 SW LANCELOT GLN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC,PAVMT	0 100
2	0169	FENCE/WOOD	0 100

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/14/2026	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	0	640.00	UT	3.00		3.00	100	2022	2021		100	1,920	
2	0169	FENCE/WOOD	0 100	0	0	1.00	UT	2,500.00		2,500.00	100	2025	2024		100	2,500	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=60,20] S41 E13 N6 E9 N5 E26 N30 W13 W22 W13 \$	
FGR=[ORIG=82,50] S22 E26 N22 W26 \$	
FOP=[ORIG=60,61] S11 E22 N17 W9 S6 W13 \$	
FOP=[ORIG=73,12] S8 E22 N8 W22 \$	

LAND DESCRIPTION		TOTAL OB/XF															4,420							
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	0.85	35,000.00	29,750.00	29,750							