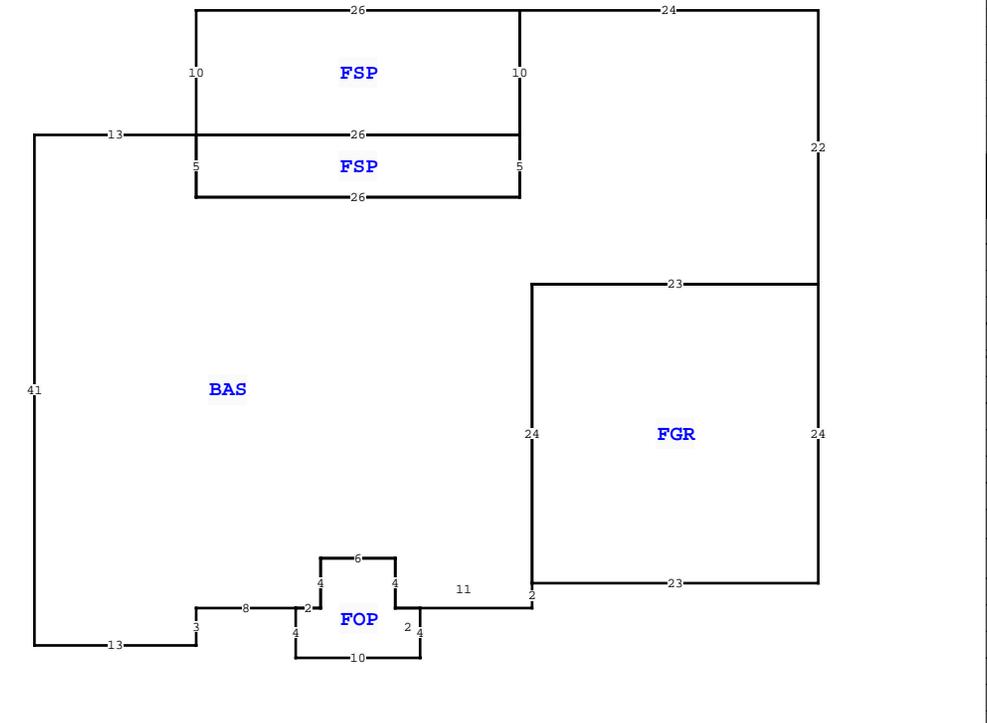


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	40
Interior Floor	14	CARPET	30
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating 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

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,400	121.8690	138.93	333,432	2006	2006	0	0	0	19.00	81.00		
1 SINGLE FAM 100% - 2022 Heated Area: 1921 HX Base Yr 2022														



Quality		DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
05	05	0100	SINGLE FAMILY		06	23416.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	1,921	100		1,921	216,177		
FGR	552	55		304	34,210		
FOP	64	30		19	2,138		
FSP	130	40		52	5,851		
FSP	260	40		104	11,704		
TOTALS	2,927			2,400	270,080		

172 SW LANCELOT GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
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	1,407.00	UT	3.00	3.00	75	2006	2006	3	75	3,166	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,500	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	600.00	600.00	100	2025	2024		100	600	

TOTAL OB/XF 8,566

LAND DESCRIPTION																								
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							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 2				Tax Dist:	
BUILDING MARKET VALUE				270,080	
TOTAL MARKET OB/XF VALUE				8,566	
TOTAL LAND VALUE - MARKET				35,000	
TOTAL MARKET VALUE				313,646	
SOH/AGL Deduction				67,897	
ASSESSED VALUE				245,749	
TOTAL EXEMPTION VALUE				HX HB 51,411	
BASE TAXABLE VALUE				194,338	
TOTAL JUST VALUE				313,646	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				312,178	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055478	Remodel	15,788	04/14/2026
000047089	Roof Replacement	29,361	04/28/2023
24642	SFR	606	06/20/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U / I	V / I	RSN CD	SALE PRICE
1440/1486	6/18/2021	WD Q	Q	I	05	279,900

GRANTOR: STOECKERT GARY W
GRANTEE: CANOVA JOSHUA JAMES
1332/2664 3/16/2017 WD Q I 01 170,000
GRANTOR: BRUCE & CHRISTINE SWA
GRANTEE: GARY W & CHERYL Y S

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=0,0] W24 S10 S5 W26 N5 W13 S41 E13 N3 E8 E2 N4 E6 S4 E11 N2 N24 E23 N22 \$
FGR=[ORIG=-23,46] E23 N24 W23 S24 \$
FSP=[ORIG=-24,10] W26 S5 E26 N5 \$
FOP=[ORIG=-42,48] S4 E10 N4 W2 N4 W6 S4 W2 \$
FSP=[DPR_YEAR=2021;ORIG=-24,10] W26 N10 E26 S10 \$