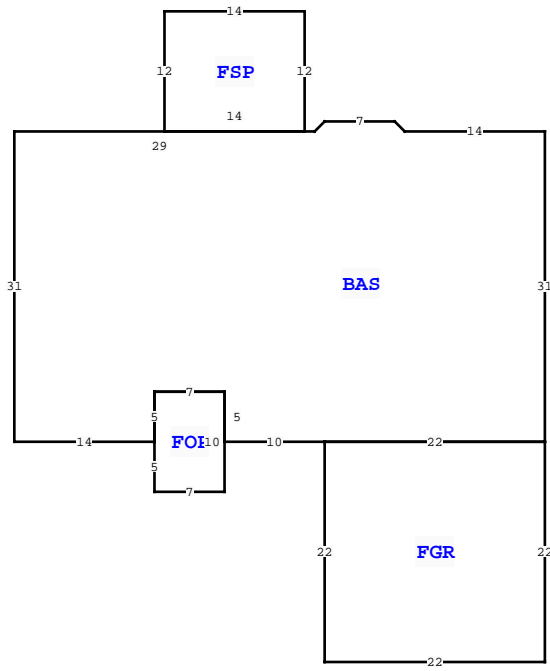


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectural	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

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%	- 2026		Heated Area: 1616					HX Base Yr 2026	



MAP NUM	MKT AREA	06			
24416.00	1.00/				
NEIGHBORHOOD/LOC	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,616	100		1,616	164,709
FGR	484	55		266	27,112
FOP	70	30		21	2,141
FSP	168	40		67	6,829
TOTALS	2,338			1,970	200,791

198 SW WISE DR, LAKE CITY

BLD DATE	LGL DATE	04/14/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

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	UT	2.50	2.50	100	2005	2005	3	100	3,570	
2	0280	POOL R/CON	0	100	13	27	UT	70.00	70.00	100	2014	2014	3	76	18,673	
3	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	1,800	

TOTAL OB/XF 24,043

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 VALUATION SUMMARY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			200,791
TOTAL MARKET OB/XF VALUE			24,043
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			259,834
SOH/AGL Deduction			0
ASSESSED VALUE			259,834
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			208,423
TOTAL JUST VALUE			259,834
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			263,308

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051243	Roof Replacement	16,000	10/24/2024
32123	POOL	165	07/15/2014
23006	SFR	503	04/08/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1548/877	8/28/2025	WD Q	Q	I	01	290,000
GRANTOR: GONZALEZ RIGOBERTO F						
GRANTEE: ROSE JONATHAN						
1412/1959	6/02/2020	WD U	U	I	30	100
GRANTOR: LUIS A GONZALEZ						
GRANTEE: RIGOBERTO F & ESTHE						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W14 L1 U1 W7 D1 L1 W1 FSP= N12 W14 S12 E14\$ W29 S31 E14 FOP= S5 E7 N10 W7 S5\$ N5 E7 S5 E10 FGR= S22 E22 N22 W22\$ E22 N31\$.	