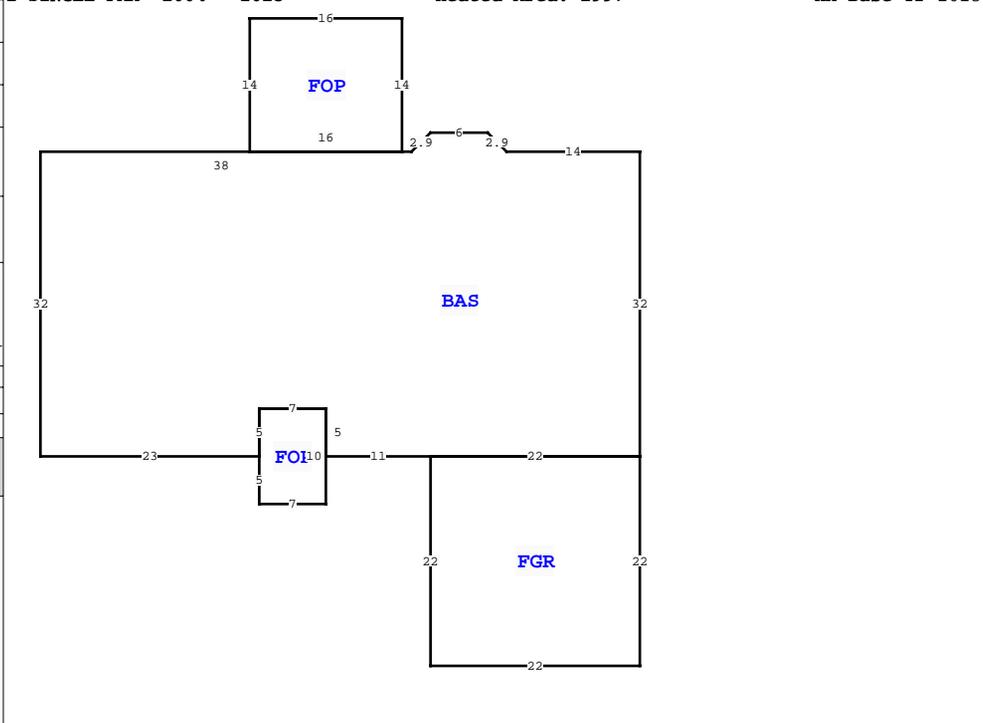


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	15 HARDTILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	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	2,351	114.1690	130.15	305,983	2005	2005	0	0	20.00	80.00		

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE	244,786			
TOTAL MARKET OB/XF VALUE	5,750			
TOTAL LAND VALUE - MARKET	35,000			
TOTAL MARKET VALUE	285,536			
SOH/AGL Deduction	107,099			
ASSESSED VALUE	178,437			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	127,026			
TOTAL JUST VALUE	285,536			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	284,254			



QUALITY	CD				
05	05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	24416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,997	100		1,997	207,928
FGR	484	55		266	27,696
FOP	70	30		21	2,186
FOP	224	30		67	6,976
TOTALS	2,775			2,351	244,786

308 SW WISE DR, LAKE CITY

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

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	1,500.00	UT	2.50	2.50	100	2005	2005	3	100	3,750	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2025	2024		100	2,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23004	SFR	576	04/08/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1319/1138	7/29/2016	QC	U	I	11	54,500
GRANTOR: JEFFREY WILSON & SHAN						
GRANTEE: JEFFREY WILSON						
1235/0048	4/20/2012	WD	U	I	12	126,900
GRANTOR: THE BANK OF NEW YORK						
GRANTEE: JEFFREY WILSON & SH						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W14 L2 U2 W6 D2 L2 W1 FOP= N14 W16 S14 E16\$ W38 S32 E23 FOP= S5 E7 N10 W7 S5\$ N5 E7 S5 E11 FGR= S22 E22 N22 W22\$ E22 N32\$.													

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							