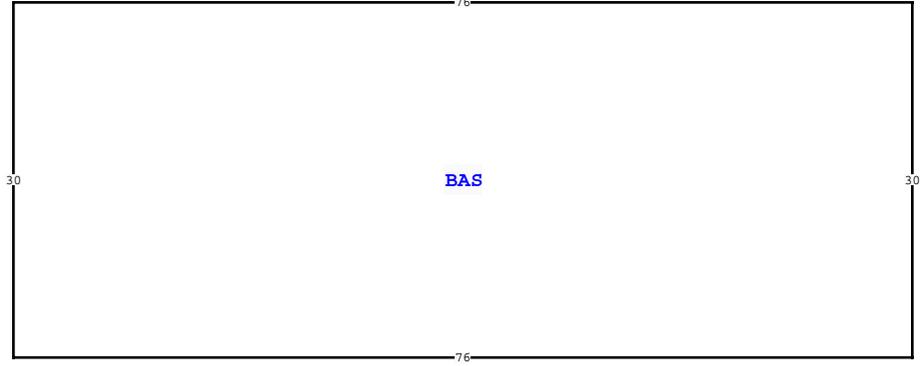


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectual	01 CONV 100
Units	0 100
Condition Adj	01 01 100
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			
0800	02	2,280	91.1200	54.67	124,648	2006	2006	0	0	0	49.00	51.00		
1 MOBILE HME 0% - 2023 Heated Area: 2280 HX Base Yr														



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		63,570	
TOTAL MARKET OB/XF VALUE		8,300	
TOTAL LAND VALUE - MARKET		62,868	
TOTAL MARKET VALUE		81,364	
SOH/AGL Deduction		0	
ASSESSED VALUE		81,364	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		81,364	
TOTAL JUST VALUE		134,738	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		138,478	

Quality	05 05				
DOR CODE	5000 IMPROVED AG				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	23516.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	63,570
TOTALS	2,280			2,280	63,570

359 SW REGENTS GLN, LAKE CITY

BLD DATE	LGL DATE	
XF DATE	LAND DATE	04/08/2025 MLU
INC DATE	AG DATE	08/11/2022 SPF

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25250	M H	275	11/21/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1470/735	6/27/2022	WD	U	I	37	260,000
GRANTOR: JOHNSON CATHY						
GRANTEE: BAR D RANCH LAND &						
1470/734	6/23/2022	QC	U	I	11	100
GRANTOR: BELL MICHELLE D WALKE						
GRANTEE: JOHNSON CATHY						

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W76 S30 E76 N30\$.													

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	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	0.65	6,000.00	3,900.00	3,900							
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	15.12	AC		1.00	1.00	1.00	370.00	370.00	5,594							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	15.12	AC		1.00	1.00	0.65	6,000.00	3,900.00	58,968							