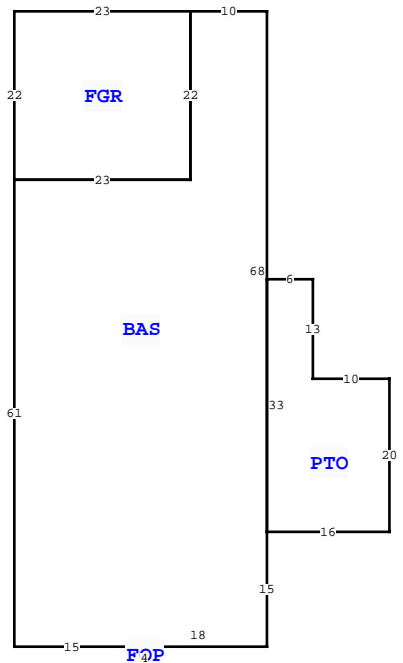


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	16	WD FR STUC	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	12	HARDWOOD	80		
Interior Floo	15	HARDTILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	03		
NEIGHBORHOOD/LOC	24316.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,233	100		2,233	285,611
FGR	506	55		278	35,557
FOP	8	30		2	256
PTO	398	5		20	2,558
TOTALS	3,145			2,533	323,982

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%	- 2019								
				Heated Area: 2233			HX Base Yr 2019				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		323,982	
TOTAL MARKET OB/XF VALUE		33,965	
TOTAL LAND VALUE - MARKET		48,000	
TOTAL MARKET VALUE		405,947	
SOH/AGL Deduction		105,771	
ASSESSED VALUE		300,176	
TOTAL EXEMPTION VALUE	HX HB DX SX	106,411	
BASE TAXABLE VALUE		193,765	
TOTAL JUST VALUE		405,947	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		404,583	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041923	Screen Enclosure	17,000	05/17/2021
410225	POOL		12/15/2020
36330	SFR	972	02/14/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1521/44	8/08/2024	LE	U	I	14	100
GRANTOR: BROWN PAUL V (ENH LIF)						
GRANTEE: MOORE MARTIN MICHAEL						
1417/1215	8/13/2020	WD	U	I	11	100
GRANTOR: PAUL & JODI BROWN						
GRANTEE: PAUL V & JODI D BRO						

EXTRA FEATURES															643 NW BRIDGEWATER TER, LAKE CITY	
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	100	0	1.00	UT	1,200.00	1,200.00	100	2018	2018	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	440.00	UT	2.00	2.00	100	2018	2018	3	100	880	
3	0280	POOL R/CON	0	100	0	313.00	UT	70.00	70.00	100	2022	2021		93	20,376	
4	0282	POOL ENCL	0	100	31	1,023.00	UT	15.00	15.00	100	2022	2021		75	11,509	
TOTAL OB/XF 33,965																

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W10 FGR= W23 S22 E23 N22\$ S22 W23 S61 E15 FOP= S2 E4 N2 W4\$ E18 N15 PTO= E16 N20 W10 N13 W6 S33 \$ N68\$.	

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	48,000.00	48,000.00	48,000							