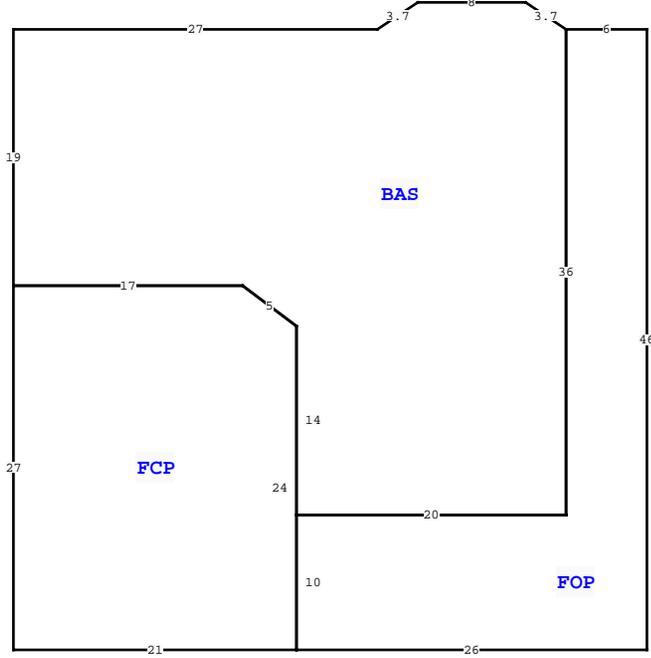




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	16	WD FR STUC	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	90		
Interior Floo	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		2	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	24416.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,147	100		1,147	133,851
FCP	561	25		140	16,338
FOP	476	30		143	16,687
TOTALS	2,184			1,430	166,876

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%	- 2024								
Heated Area: 1147						HX Base Yr 2024					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE	166,876			
TOTAL MARKET OB/XF VALUE	7,440			
TOTAL LAND VALUE - MARKET	35,000			
TOTAL MARKET VALUE	209,316			
SOH/AGL Deduction	1,607			
ASSESSED VALUE	207,709			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	156,298			
TOTAL JUST VALUE	209,316			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	209,279			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046004	Roof Replacement	9,500	11/29/2022
11502	SFR	195	08/08/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1487/537	3/24/2023	WD Q	Q	I	01	248,000
GRANTOR: TJRL INVESTMENTS LLC						
GRANTEE: HULAHAN DANIELLE						
1477/1885	10/11/2022	WD U	I	I	37	140,000
GRANTOR: DURHAM DEANNA J						
GRANTEE: TJRL INVESTMENTS LL						

EXTRA FEATURES															BLD DATE		LGL 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	INC DATE	AG DATE						
1	0166	CONC, PAVMT	0	100	0	0	1,870.00	UT	2.00	2.00	100	1996	1996	3	100	3,740									
2	0169	FENCE/WOOD	0	100	0	0	304.00	UT	7.50	7.50	100	1996	1996	3	100	2,280									
3	0294	SHED WOOD/	0	100	8	12	96.00	UT	7.50	7.50	100	1996	1996	3	100	720									
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	100.00	100.00	100	2009	2009	3	100	100									
5	0081	DECKING WI	0	100	0	0	1.00	UT	600.00	600.00	100	2025	2024		100	600									
TOTALS															7,440										

BUILDING NOTES														
283 SW BETH DR, LAKE CITY														

BUILDING DIMENSIONS														
BAS= W27 S19 FCP= S27 E21 N24 U3 L4 W17\$ E17 R4 D3 S14														
FOP= S10 E26 N46 W6 S36 W20\$ E20 N36 U2 L3 W8 L3 D2 \$.														

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	1139.00	315.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							